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A CARTULARY OF THE HOSPITAL OF ST. JOHN THE BAPTIST

A CARTULARY OF THE HOSPITAL OF ST. JOHN THE BAPTIST

EDITED BY THE

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NEW COLLEGE, OXFORD

VOL. I

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PREFACE

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THE Cartulary of the Hospital of St. John the Baptist, preserved in Magdalen College Library, is a volume of 147 folios, and measures 11 inches by 7 inches. The first 53 folios contain the charters about tenements in the town of Oxford; the remainder deals with properties outside Oxford in the counties of Oxfordshire, Bucks., and Warwickshire. It appears that it was drawn up in 1278 or 1279 as it contains deeds 51 and 275, which are assigned to the year Michaelmas 1278 to Michaelmas 1279 by the names of the mayor and bailiffs; but it must be confessed that the succession of town officers is still a little uncertain about the years 1276–9. It is at all events certain that its date is after 1274, for it contains many deeds of the years 1274–5.

In 1910 the Oxford Historical Society received an offer from the President and Fellows of Magdalen College to defray the expense of printing this Cartulary; but when it was found that the College muniment room contained almost all the originals from which the Cartulary was copied, and also many other charters giving the earlier and later history of the lands and tenements, it was decided to compile a new Cartulary and to limit the work to the properties which were owned by the Hospital within the town of Oxford. The following volumes contain more than 900 charters, whereas there are only 171 in the corresponding portion of the Cartulary of the Hospital.

To make the work complete, the lease books of the College have been examined and abstracts of the leases have been printed, tracing the history of the properties to modern times. Also the Fine book of the College is to be included, by which we can discover the gradual rise in the value of the houses

during the last three centuries; and such rentals of the Hospital as survive will also be printed.

It must be remembered that the order in which the deeds are arranged is only tentative; they bear no marks to show to what houses they refer; and the numbering which was assigned to them, apparently in the sixteenth century, has no meaning at all. In particular it was found difficult to re-arrange the 400 deeds about houses in the parish of St. Peter in the East, and it may well be that some of them are assigned to wrong houses.

The deeds are printed in full with the exception of some leases of the fourteenth and fifteenth centuries in which certain clauses, which are of common form, have been paraphrased in English. The word or letters at the head of an indenture are reproduced, not in all cases, but where they seemed to be interesting.[1] In the abstracts of leases the proper names are spelt as in the originals, and also in many cases the trades that are mentioned, e.g. 'chirurgien', 'doctor in phisicke', &c. The dates assigned in the margin of the deeds, where they run from Michaelmas to Michaelmas, are obtained from the names of the mayor and provosts;[2] but readers must be warned that the succession of officers from 1230 to 1260, or even later, is not quite certain.

At one time it was thought that the handwriting of the deeds might help to fix the year in which they were issued. When we have twenty deeds in the same hand, all ending with the words 'Willelmo clerico', and another twenty in another hand, all ending with 'Ricardo de Eppewelle clerico', there can be little doubt that we have the handwritings of these two clerks. And as the deeds are generally witnessed by the

[1] It must be added that in some cases they could not be read. It is not easy to read a word when you only have the top or bottom half of the letters, unless you know what to expect. Among the New College deeds is an indenture where the heading is AVE MARIA, but it would have been very difficult to read, had not both parts of the indenture been preserved.

[2] This, and not 'reeve', seems to be the rendering of *prepositus*; for *Henricus Prepositus* appears in an early charter as *Henricus Provost*; see Plate I.

mayor and bailiffs, and seem to have been issued at the Portmote, it was hoped that it might be the case that they were always drawn up by the town clerk. Had it been so, the deeds of the thirteenth century could have been arranged in a progressive series by their handwriting. But these hopes came to nothing; it was discovered that certainly from 1235 onwards, and probably before, the town clerk was not alone in drawing up deeds. There are writs of Henry III which speak of the 'chirographers' of Oxford; and although they were not many in number, possibly not more than eight at any period of the thirteenth century, it has not been found possible to get much help towards the accurate dating of deeds from the study of the handwritings. But it is believed that the facsimiles of some of the thirteenth-century hands will be interesting to students, and will not be without use for the dating of deeds. If a deed is found to be in the well-marked hand of Willelmus Clericus, it may be assigned to the years 1220–35, even though there are no names of town officers to guide us.

One curious fact was discovered by the study of the hands. The collotypes of a page of the Cartulary and of a charter written by Richard de Eppewelle prove that the Cartulary was written not by an inmate of the Hospital but by Richard de Eppewelle, one of the professional scribes of Oxford. Not only is the hand of the Cartulary identical with the hand of Richard de Eppewelle but there is the same curious spelling *parochea* for *parochia*. It is believed that when the Oseney Cartulary is printed it will also be found to be written by two or perhaps three of the Oxford chirographers. Whatever might be the case elsewhere, in Oxford professional writers must always have been easy to obtain.

Plate I is a specimen of an early hand which occurs more than once among the deeds of the Hospital. It must be earlier than June 2, 1200, on which day John de Oxonia, bishop of Norwich, died.

Plate II is given not for the sake of the writing but because the deed is peculiar. The date is probably after 1205, the year of the death of John Kepeharm, who seems to have been mayor for life.

Plates III and IV give the hand of Willelmus Clericus. He is believed to have been town clerk until about Michaelmas 1235, when he became *prepositus* of the city. The hand is one of the easiest to distinguish. It is less cramped than most and he makes his '&' much like a 7.

Plate V is more interesting for its contents and for the fact that it can be dated, than for its writing.

Plate VI is an early hand of which there are apparently other specimens among the deeds of the Hospital.

Plates VII and VIII give the hand of William de Mildecumbe, who was certainly town clerk about the years 1235–43. His writing is one of the commonest in our deeds and one of the prettiest. The photographs hardly do it justice.

Plate IX is the hand of Robert the town clerk, always an untidy hand, and it will be noticed that, as he wrote, he could not keep his line but was cramped on the right-hand side. This is a feature often found in his deeds.

Plate X is perhaps the same hand in old age. The capitals A, R, and W are alike in both, but the tail of 'g' is quite different. If it is the same hand as Plate IX it must be assumed that in the course of nineteen years the scribe took to a new, perhaps more fashionable, way of making a 'g'.

Plate XI gives the hand of Geoffrey Belewe, of which we have many other specimens.

Plate XII is believed to be the hand of Iacobus Clericus, and XIII to be Mathew de Thornton.

Plate XIV is certainly the hand of Philip the Notary, who seems to have been much employed by the Hospital for legal documents.

Plates XV and XVI give the hand of Richard de Eppewelle; the one gives a deed written by him, the other gives the page

of the Cartulary where the deed occurs. One who compares them will be convinced that the Cartulary was written by Richard de Eppewelle. It must be remembered that in the originals the handwriting is of the same size in both.

Plate XVII is the hand of Richard de Waledene, who was town clerk in the reign of Edward I. It may be added that the photograph is not from no. 11 B (see p. 41) but from the counterpart, no. 10 C, which ends with six words that are not found in 11 B.

Plate XVIII is to show that in the Hustengs court the fines were issued in triplicate, two heads and a foot, as in the King's court.

It was not thought that the illustrations were of such importance that it was necessary to preserve the size of the originals, with the consequent disadvantage of plates that must be folded.

The main preface to the Cartulary will be in the third and last volume. Besides the light which the following deeds throw on the succession of mayors and bailiffs and on the geography of mediaeval Oxford, some new and not uninteresting points emerge; we learn in what house the first Oxford press was situated (see p. 272), and where the celebrated John Dorn kept his stock of books (see p. 411); also it appears that the Austin Friars, before they were settled on the site of Wadham, lived for a year or more near Magdalen Bridge (see pp. 25 and 29).

This Preface should not end without an expression of gratitude to the President and Fellows of Magdalen College for their liberal gift in printing these volumes, and in particular to Mr. H. A. Wilson, Mr. C. H. Turner, Mr. R. L. Poole, and the present Bursar and his predecessor, for their help and encouragement in carrying out the work.

H. SALTER.

Dry Sandford,
Abingdon.

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A CARTULARY OF THE HOSPITAL OF ST. JOHN THE BAPTIST

I. ST. CLEMENT'S PARISH. 1–15.

1. Tenements at the End of the Bridge on the South Side of the Road.

The property of the Hospital in St. Clement's was given by Thomas le Mareschal in 1302 (deed no. 4), and seems to have been neither increased nor diminished until 1772. In the rental of 1293 the Hospital has no houses east of the bridge; in the rental of 1325 it has four shops, which afterwards grew into two houses and five shops, but the occurrence of the word 'proxima' shows that the seven tenements were all adjacent. The map which is here reproduced shows where the property lay. In old days the road after crossing East Bridge passed north of St. Clement's church, and what is now called the Cowley Road led from Cowley direct to the Cowley mill called Temple Mill, and did not lead to East Bridge. The first tenements on the west side of the church belonged to the Hospital of St. Bartholomew, and subsequently to Oriel College; between these and the Cherwell was the property of the Hospital of St. John, measuring perhaps 40 yards each way. In 1302 there was a lane between this tenement and the tenement of the Hospital of St. Bartholomew (see deed no. 4), but by 1409 this lane had been acquired from the lord of the manor by John Catour,[1] probably the tenant of Oriel College (see no. 7), so that the holding of the Hospital of St. John was in future bounded by a lane on the south side, not on the east.

Under the Mileways Act of 1771 part of the holding of the College was required for the new road to Iffley which was then made, but the remainder is retained by Magdalen still.

As the parish of St. Clement's was in the manor of Headington and the Hundred of Bullingdon, although ecclesiastically in the rural

[1] The rental of 14 Hen. IV says that Catour having acquired this lane had built upon it.

deanery of Oxford, the deeds are attested not by the mayor and bailiffs but evidently by those who attended the Hundred Court of Bullingdon; among them will be noticed freeholders from Marston, Noke, Chilworth, Combe (a lost manor near Chilworth), Henry de Biaufo, probably from Waterperry, and Richard le Poure, probably from Oddington.

I.

[Hugo de Plecy confirms to Roger le Bolter land lying beyond East Bridge on the south side of the road.]

S. Clement 4 c. 1270

Sciant presentes & futuri quod ego Hugo de Plessitis concessi, remisi & hac presenti carta mea confirmaui Rogero le Bolterre de Oxonia totam illam terram quam Robertus Faber de Paruo Ponte Oxonie quondam tenuit in parochia sancti Clementis, scilicet illam terram que iacet ex parte australi Parui Pontis inter uenellam [1] que ducit uersus molendinum Templariorum, sicut mensurata est & sicut mete docent et demonstrant; habendam & tenendam de me & heredibus meis sibi & heredibus suis uel quibuscumque dictam terram cum omnibus suis pertinenciis dare, uendere, legare uel assignare uoluerit exceptis uiris religiosis & Iudaismo libere, quiete, bene, in pace, iure & hereditario, reddendo inde annuatim michi & heredibus meis ipse & heredes sui uel sui assignati duodecim denarios, scilicet ad festum sancti Michaelis sex denarios & ad festum beate Marie in Marcio sex denarios pro omni seruicio, seculari exaccione & demanda, salua michi secta curie sicut Robertus Faber pro predicta terra facere consueuerat. Et ego predictus Hugo & heredes mei warantizabimus, aquietabimus & defendemus totam predictam terram cum omnibus suis pertinenciis predicto Rogero & heredibus suis uel quibuscumque dictam terram cum pertinenciis dare, uendere, legare uel assignare uoluerit contra omnes gentes, tam mares, quam feminas, per predictum seruicium in perpetuum, exceptis uiris religiosis & Iudaismo. Pro hac autem concessione, remissione, warantizatione, aquietacione, defensione & presentis carte mee confirmatione dedit michi predictus Rogerus duas marcas sterlingorum in gersummam & Ysabelle uxori mee duos solidos ad sericum. Et ut hec omnia supradicta rata & stabilia permaneant in perpetuum huic carte sigillum meum apposui. Hiis testibus, domino Ricardo le Poure & domino Rogero Gernun militibus, Willelmo de Cumbe, Willelmo le Bel tunc seneschallo meo, Henrico de Biaufo, Willelmo

[1] This means 'between the lane on the south and the high road on the north'.

de Mildecumbe, Thurstano de Merstune, Thoma del Ak, Iohanne Stepesofte, Waltero de Berencestre, Rogero le Sclatere & aliis.[1]

2.

[Hugo de Plecy grants to John Marshall a piece of land lying to the south and west of the last tenement.]

S. Clement 6 c. 1280

Sciant presentes & futuri quod ego Hugo de Plessetis dedi, concessi, & hac presenti carta mea confirmaui Iohanni Marscallo de Oxonia unam placeam terre mee iacentem in parochia sancti Clementis extra Paruum Pontem Oxonie & iungentem tenemento quod dictus Iohannes ibidem de me tenet ex parte australi & ex parte occidentali, uidelicet a tenemento dicti Iohannis continet tantum uersus partem australem quantum continet tenementum fratrum hospitalis sancti Bartholomei ibidem quod de me tenent, saluo uico ad molendinum Templi de Couele, et uersus partem occidentalem continet dicta placea usque ad proximum arcum Parui Pontis, saluo cursu aque currentis per predictum arcum, et a predicto cursu continet dicta placea uersus partem orientalem usque ad uenellam que iacet inter tenementum dicti Iohannis & tenementum dictorum fratrum; habendam & tenendam dictam placeam cum pertinenciis de me & heredibus meis uel meis assignatis dicto Iohanni & heredibus suis uel suis assignatis libere, quiete, bene & pacifice, iure & hereditario in perpetuum, reddendo inde annuatim michi & heredibus meis uel meis assignatis ipse & heredes sui uel sui assignati duos denarios ad festum sancti Michaelis pro omni seruicio, seculari exaccione & demanda. Et ego predictus Hugo & heredes mei uel mei assignati warantizabimus, acquietabimus & defendemus dictam placeam terre dicto Iohanni & heredibus suis uel suis assignatis contra omnes mortales per predictum seruicium in perpetuum. Pro hac autem donacione, concessione, warantizacione, acquietacione, defensione & presentis carte mee confirmacione dedit michi predictus Iohannes unum bezantium in gersummam pre manibus. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum, hanc cartam sigilli mei inpressione corroboraui; hiis testibus, Henrico de Whatele, Roberto de Luches, Thoma de Merstune, Georgio de Luches, Ricardo de Samford, Iohanne de la Chekere, Willelmo

[1] Seal, green, circular, 1 in., a shield charged with five circles, S' HVGONIS DE PLACETES. This is in the hand of Iacobus Clericus. Hugo de Plecy held the manor of Headington from 1263.

Bastard, Iohanne de Kenebelle, Sampsone le Plumer, Petro le Batur, Willelmo del Ak, Ricardo le Cu, Milone Pistore & aliis.[1]

3.

[John Marshal grants to Milo of Cowley a seld at the east end of his holding.]

S. Clement 5 c. 1290

Sciant presentes & futuri quod ego Iohannes Mareschallus extra portam orientalem Oxonie dedi & concessi & hac presenti carta mea confirmaui Milo de Cohfleye unam seldam cum pertinenciis in bono statu in parochia sancti Clementis extra Oxoniam, scilicet illam seldam que est inter vicum qui iacet uersus molendinum Templi ex parte orientali & terram predicti Iohannis ex parte occidentali; habendam & tenendam de me & heredibus meis sibi & heredes sui [*sic*] libere & quiete, bene & in pace in perpetuum, reddendo inde annuatim michi & heredibus meis ipse & heredes sui octo solidos ad quatuor anni terminos, scilicet ad festum sancti Iohannis Baptiste duos solidos & ad festum sancti Michaelis II solidos, & ad festum sancti Thome apostoli II solidos, & ad festum beate Marie in Marcio II solidos pro omni seruicio seculari & demanda. Et si ita contigerit quod predictus Milo uel heredes sui defecerint in solutione predicti redditus per duos terminos dabit dictus Milo uel heredes sui dicto Iohanni uel heredibus suis duos solidos pro pena simul cum areragio duorum terminorum. Et si predictus Milo uel heredes sui non sustentauerint predictam seldam cum pertinenciis in adeo bono statu sicut eam acceperint, uel in solucione predicti redditus duorum terminorum defecerint, dictus Iohannes uel heredes sui habeant liberum ingressum sine aliqua contradiccione sicut in mesuagium suum proprium. Pro hac autem donacione & concessione & carte mee confirmacione dedit michi dictus Milo dimidiam marcam argenti pre manibus. Et ego predictus Iohannes & heredes mei warantizabimus, acquietabimus & defendemus dicto Milo [*sic*] & heredes sui [*sic*] predictam seldam cum pertinenciis contra omnes homines mares & feminas. In cuius rei testimonium sigilla nostra alternatim apposuimus; hiis testibus, Samsone le Plomer, Hugone le Clerk, Willelmo Chaucerel, Willelmo del Hak', Ricardo le Cu, Iohanne de Kinebelle & multis aliis.[2]

[1] In the hand of Iacobus Clericus.

[2] In the hand of Richard de Eppewelle; seal indistinct, but not the same as on deed no. 11. The next deed shows that this seld returned to the hands of the family of Marshal before 1303.

4.

[Thomas le Marshal grants to the Hospital a tenement in St. Clement's, and three separate holdings between East Gate and East Bridge on the north side of the road.]

Sciant presentes & futuri quod ego Thomas filius Iohannis le Mareschal de Oxonia dedi, concessi & hac presenti carta mea confirmaui custodi & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie omnia tenementa subscripta, uidelicet unam domum in parochia sancti Clementis cum tribus seldis & una placea que se extendit a cursu aque que dicitur Charewelle de extremo archu usque ad venellam, que dicta venella ducit a capite pontis usque ad molendinum Templi, & unam acram prati in campo de Couele in quodam loco qui dicitur Templemulleham, quam quidem acram prati Iohannes le Mareschal pater meus quondam habuit ex dono Andree Ammori, sicut sors in dicto prato euenerit, & unam acram terre arrabilis iacentis in campo de Merstone in quadam cultura que uocatur Hakelyngcroft inter terram Prioris sancte Frideswyde ex una parte & terram hospitalis antedicti ex parte altera cum omnibus suis pertinenciis, pertinentibus ad predictam acram terre in Hakelyngcroft; et quamdam domum que sita est in parochia sancti Petri orientalis Oxonie extra portam orientalem in cornerio ex parte boriali inter tenementum Nicholai fratris mei ex parte orientali & regalem uiam ex parte occidentali,[1] & unam seldam iuxta domum Alicie le Webbe extra eandem portam inter tenementum predicte Alicie ex una parte & tenementum Thome de Couele ex altera parte[2] & septem denarios annualis redditus de predicta domo ipsius Alicie le Webbe & tres seldas que coniunctim site sunt extra eandem portam immediate iuxta eam ex parte boriali[3] cum omni iure & clameo [quod][4] quoquomodo habui uel habere potui ut in singulis terris, tenementis simul cum pratis, pasturis & omnibus aliis rebus ad predicta tenementa spectantibus in perpetuum; ita quod nec ego nec heredes mei nec mei assignati nec aliquis per me nec per ipsos in predictis terris & tenementis aliquod ius uel clameum de cetero poterimus exigere seu uendicare sed de omni accione exclusi simus in perpetuum; habendam & tenendam totam terram supradictam arrabilem simul cum predicto[5] prato & omnia tenementa predicta una cum seldis & cum

S. Clement 9 Mich. 1302–Mich. 1303

[1] See below, deed no. 145; the *regalis via* was Long Wall.

[2] See below, deeds nos. 113, 117, 118.

[3] See below, deed no. 146.

[4] Not in MS.

[5] predictis, MS.

libero introitu & exitu in omnibus locis & [cum] omnibus libertatibus [&] aysyamentis & cum omnibus rebus pertinentibus ad predicta tenementa custodi & fratribus antedicti hospitalis & eorum successoribus libere, quiete, bene & in pace, iure & integre in perpetuum de capitalibus dominis feodi per seruicia inde iure debita & consueta; et quod quicquid iuris uel clamei michi accidere poterit ex parte patris mei uel matris mee uel antecessorum suorum in omnibus aliis terris, tenementis & redditibus extra portam orientalem Oxonie a porta orientali usque ad Paruum Pontem ex utraque parte uel in parochia sancti Clementis totum accrescat predictis magistro & fratribus & eorum successoribus & eis remaneat in perpetuum. Et ego uero predictus Thomas & heredes mei totam terram predictam cum predicto[1] prato ac omnia tenementa predicta cum libero introitu & exitu in omnibus locis & cum omnibus libertatibus & aysyamentis ac cunctis aliis pertinenciis & rebus ad omnia predicta terras & tenementa qualitercumque ubicumque spectantibus predictis custodi & fratribus hospitalis supradicti & eorum successoribus contra omnes homines & feminas warantizabimus, acquietabimus & defendemus in perpetuum. Et ut omnia premissa firma & stabilia permaneant hanc presentem cartam meam sigilli mei inpressione roboraui. Hiis testibus, Thoma de Sowy tunc maiore Oxonie, Iohanne de Dokelynton & Iohanne de Beuerlee tunc balliuis, Iohanne de .OO, Iohanne de Westone, Iohanne de Coleshulle, Waltero Bost, Philippo Mimekan, Roberto Neel de Wodepyrye, Iohanne Chibehurst, Thoma Thursteyn, & aliis multis.[2]

5.

[A lease of part of the property in St. Clement's to John Pydyngton, his wife and son.]

S. Clement 8 Oct. 28, 1369

Nouerint uniuersi quod ita conuenit inter nos fratrem Robertum de Tewe magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres ex una parte, & Iohannem Pydyngton follere, Iulianam uxorem eius & Iohannem filium eorum ex altera parte, uidelicet quod nos predicti magister & confratres unanimi assensu & consensu concessimus predictis Iohanni, Iuliane, & Iohanni filio eorum unum mesuagium cum suis pertinenciis situatum in parochia sancti Clementis iuxta Paruum Pontem Oxonie ex parte australi; habendum & tenendum de nobis & successoribus nostris dictum mesuagium cum suis pertinenciis dictis Iohanni, Iuliane, & Iohanni filio

[1] predictis, MS.
[2] Seal, white, circular, 1 in., a quatrefoil, S' THOME MARESCALLI.

eorum ad terminum sexaginta annorum post datam presencium; reddendo inde annuatim nobis & successoribus nostris tresdecim solidos argenti & quatuor denarios ad quatuor anni terminos usuales in Oxonia equis porcionibus; et predicti Iohannes, Iuliana, & Iohannes filius eorum predictum mesuagium cum suis pertinenciis per totum terminum supradictum sustentabunt & emendabunt quociens & quando necesse fuerit & unam nouam domum super dictum mesuagium edificabunt infra tres annos proximo sequentes post datam presencium; sin autem liceat nobis dictum mesuagium cum suis pertinenciis in manibus nostris seysire & retinere sine contradiccione aliquali; sed nos predicti magister & confratres inueniemus eis totum magnum meremium inde. [The tenants may not sublet without leave. If the conditions are not observed, or if the tenants die, the owners may reoccupy the premises]; hiis testibus, Iohanne Baldyndone, Willelmo Cosyn, Iohanne Bereford, & aliis. Dat' Oxonie in festo apostolorum Symonis & Iude, anno regni regis Edwardi tercii post conquestum quadragesimo tercio.

6.

[A lease of the same tenement to John of the Chamber.]

S.Clement 2 Sept. 29, 1398

Hec indentura testatur quod frater Ricardus Tuwe magister hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & confratres eiusdem loci unanimi assensu & consensu tradiderunt & ad firmam dimiserunt Iohanni of þe Chambour glouer & Anabelle uxori eius quoddam mesuagium suum extra Paruum Pontem in parochia sancti Clementis, illud uidelicet quod Iohannes Pydyngtone olim inhabitauit; habendum & tenendum predictum mesuagium cum suis pertinenciis prefatis Iohanni & Anabelle uxori eius ad terminum triginta annorum post datam presencium proximo sequencium & completorum, si ita diu uixerint; reddendo inde annuatim predictis magistro, confratribus & successoribus suis quatuordecim solidos legalis monete Anglicane ad quatuor anni terminos in Oxonia usuales, equis porcionibus. [The tenants are to keep the building in repair; they may not sublet without leave. If the conditions are not observed, or if the tenants die, the owners may reoccupy the premises]; hiis testibus Ricardo Garstone tunc maiore uille Oxonie, Iohanne Banbury & Willelmo Ryuel tunc balliuis, Waltero Boon, Iohanne Schawe, Iohanne Hikkes, Nicholao Norton clerico & aliis. Dat' in hospitali predicto in festo sancti Michaelis archangeli anno regni regis Ricardi secundi post conquestum Anglie vicesimo secundo.

7.

[The Hospital grants a lease of the eastern boundary wall of its tenement to John Catour.]

S. Clement 7 Mar. 25, 1409

Hec indentura facta inter fratrem Ricardum Tewe magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem ville Oxonie & confratres eiusdem loci ex parte una & Iohannem Catour de Bruggesete cordewaner & Aliciam uxorem eius ex parte altera testatur quod predicti magister & confratres sui concesserunt, tradiderunt & dimiserunt prefatis Iohanni & Alicie quendam murum suum lapideum & terreum in Bruggesete qui se extendit in longitudine de alta uia ibidem usque quandam uiam que ducit ad riuolum uocatum Charewelle, et situatur inter quandam vacuam placeam quam predicti Iohannes & Alicia nuper adquisiuerunt de Willelmo Wilycotes, domino manerii de Hedyndone cum hundredo de Bolyndene & aliis suis pertinenciis, ex parte orientali & quoddam tenementum predictorum magistri & confratrum suorum in quo Thomas Coueley, nuper seruiens Thome Haseley, iam inhabitat ex parte occidentali; qui quidem murus est bunda & pertinet ad tenementum predictum; habendum & tenendum murum predictum lapideum & terreum cum stramine tectum prefatis Iohanni & Alicie & eorum assignatis de predictis magistro & confratribus suis a die date confeccionis presencium usque ad finem termini quateruiginti & decem annorum proximorum sequencium plenarie completorum, ad edificandum & construendum domos & alia necessaria super & supra murum predictum, per predictos Iohannem & Aliciam & assignatos suos construendas, prout eis & eorum alteri ac eorum assignatis pro comodo eorum melius videbitur expedire; reddendo inde annuatim prefatis magistro & confratribus suis aut eorum procuratori pro omnibus seruiciis, exaccionibus & demandis ad festum sancti Michaelis archangeli unum denarium argenti. Et predicti Iohannes & Alicia & eorum assignati toto termino supradicto murum predictum sumptibus eorum propriis construent, manutenebunt & sustentabunt, quociens & quando necesse fuerit, et murum predictum in fine termini predicti in adeo bono statu seu meliori quo illum receperunt prefatis magistro & confratribus suis dimittent. Et si predicti magister & confratres sui infra terminum predictum tenementum suum predictum de nouo construere aut emendare voluerint, tunc bene liceat prefatis magistro & confratribus suis meremium suum super murum predictum pro aisiamento suo ponere sine aliqua contradiccione

predictorum Iohannis & Alicie & assignatorum suorum, ita uidelicet quod predicti magister & confratres sui prefatos Iohannem & Aliciam & assignatos suos toto termino supradicto ponendo meremium suum super murum predictum indempnes conseruent, & omnes & singulos defectus per ipsum magistrum & confratres suos factos & faciendos sumptibus eorum propriis faciant & emendent. [If the conditions are not observed by the tenants, the owners may reoccupy the wall.] Dat' apud Oxoniam in predicto hospitali die Lune in festo Annunciacionis beate Marie Virginis anno regni regis Henrici quarti post conquestum Anglie decimo.

8.

[Magdalen grants a lease of part of the tenement to William Hopper.]

S. Clement 1 Sept. 12, 1504

Hec indentura facta XII die Septembris anno regni regis Henrici VII vicesimo inter reuerendum in Cristo patrem & dominum, dominum Ricardum Mayewe permissione diuina Hertford' [*sic*] episcopum ac presidentem collegii beate Marie Magdalene et scolares eiusdem collegii ex una parte & Willelmum Hoppere de parochia sancti Clementis extra portam orientalem uille Oxonie tanner ex parte altera testatur quod predicti presidens & scolares ex eorum unanimi assensu tradiderunt, concesserunt, & ad firmam dimiserunt prefato Willelmo quoddam tenementum[1] suum nuper in tenura Roberti Tannur situatum in parochia sancti Clementis predicti; habendum & tenendum predicto Willelmo & assignatis suis a festo sancti Michaelis archangeli ultimo preterito ante datam presencium usque ad finem & terminum uiginti unius annorum extunc proximo sequencium; reddendo inde annuatim prefatis presidenti & scolaribus quadraginta solidos bone & legalis monete Anglie ad quatuor anni terminos [Dec. 25, Mar. 25, June 24, Sept. 29]. Et dictus Willelmus & assignati sui predictum tenementum cum omnibus suis pertinenciis et omnia utensilia in dicto tenemento existencia bene & sufficienter in omnibus prout necesse fuerit reparabunt, sustentabunt & manutenebunt sumptibus suis propriis, prouiso tamen quod dicti presidens & scolares exhibebunt et inuenient grossa meremia necessaria pro reparacionibus ibidem faciendis in dicto tenemento et eciam lapides vocatos le Slateston' pro domibus tegendis in eodem tenemento ac eciam lapides pro muris lapideis ibidem quociens-cumque opus fuerit, ut tamen vectura eorundem lapidum & meremii

[1] The rentals show that, besides the tenement leased by this deed, the College had an adjacent tenement which paid a rent of 13*s.* 4*d.*

cum artificio et opere ad onus dicti Willelmi pertinebit. [The tenant may not sublet without leave. If the conditions are not observed the owners may reoccupy the premises.] Dat' die & anno supradictis.

9.

[Leases of the eastern half of the property.]

Ledger F. 89 July 24, 5 Eliz.; a lease to William Billyngley, pewterer, of a tenement in St. Clement's, bounded E. by a tenement in the occupation of Thomas Glasier, and W. by a tenement of the College in the tenure of Edward Williams, with 6 acres of land in Cowley field; for 20 years; rent 15*s.* 4*d.*

F. 263 June 10, 18 Eliz.; his lease is renewed; William Williams is now W.; 20 years; rent 15*s.* 4*d.*

F. 285 Mar. 20, 20 Eliz.; his lease renewed, but without the land; 20 years; rent 13*s.* 4*d.*

G. 351 July 28, 34 Eliz.; his lease is renewed; Humphrey Sharpe is E.; a tenement of the College in the tenure of William Williams, W.; 20 years; rent 13*s.* 4*d.*

J. 443 Sept. 3, 9 Jac.; a lease to Ralph Quunye,[1] yeoman; same bounds; 40 years; rent 13*s.* 4*d.*

L. 119 July 27, 2 Car., 1626; a lease to Walter Brooke, dyer; same bounds; 40 years; 13*s.* 4*d.*

N. 20 July 28, 18 Car., 1642; a lease to Richard Shurlye, dyer; Robert Gryffin, baker, is E.; late William Williams, W.; 40 years; 13*s.* 4*d.*

P. 338 Dec. 8, 14 Car. II, 1662; a lease to Eliz. Shirley, widow; a tenement called the Bull's Head is E., a tenement of the College in the tenure of Robert Sexton, W.; 40 years; 13*s.* 4*d.*

R. 273 Dec. 13, 28 Car. II, 1676; her lease is renewed; same bounds; 40 years; 13*s.* 4*d.*

U. 114 Dec. 6, 3 Ann, 1704; a lease to Eliz. Greenway, widow; the Bull's Head is E.; 40 years; 13*s.* 4*d.*

X. 61 Dec. 6, 5 Geo. I, 1718; a lease to Jeffery Rouse, tailor; 40 years; 13*s.* 4*d.*

Y. 343 Dec. 6, 6 Geo. II, 1732; a lease to Eliz. Rouse, widow, and Jeffery Rouse, tailor; 40 years; 13*s.* 4*d.*

Z. 635 Aug. 6, 18 Geo. II, 1744; a lease to Sarah Rouse, widow of Jeffery Rouse; 40 years; 13*s.* 4*d.*

[1] Spelt 'Quenney' in the rentals.

Aug. 6, 24 Geo. II, 1750; a lease to Mary Rouse, widow; the Bull's Head, E.; 40 years; 13*s.* 4*d.* **Ledger AA. 533**

Aug. 6, 3 Geo. III, 1763; a lease to Job Hedges, brewer; the Bull's Head, E.; 40 years; 13*s.* 4*d.* **CC. 557**

Dec. 6, 4 Geo. III, 1764; a lease to John Harris, grocer, of a tenement once in the tenure of Mary Rouse, between a tenement of the College[1] in the tenure of James Hedges, E., and a tenement of the College in the tenure of William Smith, butcher, W., the street N., a passage leading to the river Charwell S.; 40 years; 13*s.* 4*d.* **DD. 186**

10.

[Leases of the western half.]

July 8, 32 Hen. VIII; a lease to John Caxton of St. Clement's, tanner, of a tenement in St. Clement's, where the said John dwells, bounded by the Charwell W., the field of Cowley S., the highway N., and a tenement of the College in the tenure of 'Christon Huchynson', glover, E.; 20 years; rent 40*s.* **D. 1**

Jan. 4, 3 Ed. VI; a lease to Edward Williams, tanner; bounded as above, Ralph Wilson being on the E.; 20 years; rent 40*s.* **E. 3**

Dec. 10, 9 Eliz.; a lease to Edward Williams, tanner; William Billingley is now the tenant on the E.; 20 years; rent 40*s.* **F. 147**

Dec. 15, 25 Eliz.; a lease to William Williams, tanner; William Billingsley [*sic*] is E.; 20 years; rent 40*s.* **G. 56**

Dec. 6, 14 Jac.; a lease to Elizabeth Neighbour, widow; 40 years; rent 40*s.* **K. 114**

Dec. 14, 8 Car., 1632; a lease to Thomas Thrale of London, clerk, and Elizabeth his wife; 40 years; rent 40*s.* **M. 43**

July 27, 1657; a lease to Elizabeth Greenhill, widow; Richard Sherly is in occupation of the house, and is tenant of the College on the E.; 40 years; 40*s.* **O. 760**

Aug. 3, 20 Car. II, 1668; a lease to Zaccheus Smith, dyer; 40 years; 40*s.* **Q. 154**

July 29, 34 Car. II, 1682; his lease is renewed; it is now called four tenements; 40 years; 40*s.* **R. 623**

Dec. 6, 7 Will. III, 1695; a lease to Mary Smith, widow, of two **T. 110**

[1] If this word is correct, the meaning must be that the tenement dimised to Job Hedges in 1763 was now divided, James Hedges holding the eastern half and John Harris the western; it is true that the map, and also the survey of 1772, imply that the holding contained two houses; but probably 'the College' is an error for 'Oriel College'. If the holding had been divided, the rent would have been divided.

tenements [i. e. the western half of the holding] in the tenure of John Thompson, tailor, and Mary Smith; 40 years; 20*s*.

Ledger T. 112 — Dec. 6, 7 Will. III, 1695; a lease of three tenements [i. e. the eastern half of the holding] to Ann Bishop, widow; the E. side is 57½ ft., the W. side 52¼ ft., N. end 34½ ft., S. end 29⅓ ft.; 40 years; 20*s*.

W. 55 — Dec. 6, 8 Ann, 1709; a lease to Thomas Burrows, baker, of two messuages in the tenure of Thomas Burrows and Mary Smith; 40 years; 20*s*.

W. 57 — Dec. 6, 8 Ann, 1709; a lease to Richard Bishop, cordwainer, of three tenements; 40 years; 20*s*.

X. 341 — Dec. 6, 10 Geo. I, 1723; the lease of Thomas Burrows is renewed; 40 years; 20*s*.

X. 349 — Dec. 6, 10 Geo. I, 1723; a lease to Samuel Parker, tailor, of three tenements; 40 years; 20*s*.

Z. 113 — Dec. 6, 11 Geo. II, 1737; a lease of a tenement to Jane Wootton; John Penny E., Thomas Burrows W., street N.; 40 years; 6*s*. 8*d*. [N.B. Parker's holding is now divided into three.]

Z. 114 — Dec. 6, 11 Geo. II, 1737; a lease to John Penny, gent. of Westminster; Mary Tubb E., Jane Wootton W., the street N.; 40 years; 6*s*. 8*d*.

Z. 114 — Dec. 6, 11 Geo. II, 1737; a lease to Mary Tubb, widow; Jeffery Rouse E., John Penny W., street N.; 40 years; 6*s*. 8*d*.

Z. 115 — Dec. 6, 11 Geo. II, 1737; the lease of Thomas Burrows is renewed; 40 years; 20*s*.

BB. 55 — Dec. 6, 25 Geo. II, 1751; a lease to Richard Venn, yeoman; John Penny E., Thomas Burrows W.; 40 years; 6*s*. 8*d*.

BB. 56 — Dec. 6, 25 Geo. II, 1751; the lease of Thomas Burrows is renewed; 40 years; 20*s*.

BB. 57 — Dec. 6, 25 Geo. II, 1751; a lease to Sarah Rogers, widow; Jeffery Rouse E., John Penny W.; 40 years; 6*s*. 8*d*.

BB. 89 — Dec. 6, 26 Geo. II, 1752; a lease to William Beale, shoemaker, late John Penny; 40 years; 6*s*. 8*d*.

DD. 184 — Dec. 6, 6 Geo. III, 1765; the lease of Sarah Rogers is renewed; John Harris, grocer, is E., William Beal W.; 40 years; 6*s*. 8*d*.

DD. 186 — Dec. 6, 6 Geo. III, 1765; a lease to Joseph Marygold, tailor, late Thos. Burrows; Ric. Venn E., Rebecca Burrows W.; 40 years; 6*s*. 8*d*. [N. B. The holding of Burrows is now divided into two.]

DD. 190 — Dec. 6, 6 Geo. III, 1765; a lease to Rebecca Burrows, widow, of a tenement between Joseph Marygold E., Charwell W., street N.,

passage leading to Charwell S.; it was late of Thomas Burrows; 40 years; 14*s.*

Dec. 6, 12 Geo. III, 1771; a lease to Richard Venn, baker; William Beal E.; Joseph Marygold W.; 40 years; 6*s.* 8*d.* **Ledger DD. 206**

2. An Island in St. Clement's.

The island to which the following deed refers lies immediately on the south of East Bridge, between the two branches of the Cherwell. It does not appear how the Hospital acquired the other half of the island.

II.

[John Marescallus gives to the Hospital half an island.]

Sciant presentes & futuri quod ego Iohannes Marescallus extra portam orientalem Oxonie dedi, concessi & hac presenti carta mea confirmaui fratri Nicholao custodi hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus quartam partem aque cum medietate insule quam habui de Sarra quondam filia Willelmi Marescalli in parochia sancti Clementis in suburbio Oxonie, quam predicta Sarra disracionauit per breue noue dissaysine ad pontem de Kauarasham in crastino Epiphanie Domini anno regni regis Edwardi decimo coram domino Roberto Fuke & coram domino Waltero de Agmodesham, iustic' domini regis; habendam & tenendam predictam quartam partem aque cum predicta medietate insule & cum omnibus pertinenciis suis in liberam, puram & perpetuam elemosinam predictis fratribus & eorum successoribus imperpetuum. Et ego Iohannes & heredes mei uel mei assignati predictam quartam partem aque cum medietate insule & cum omnibus pertinenciis suis predictis custodi & fratribus & eorum successoribus warantizabimus, aquietabimus & defendemus contra omnes homines mares & feminas imperpetuum. Et ut hec mea donacio, concessio & carte mee confirmacio rata, firma & stabilis imperpetuum perseueret presenti scripto sigillum meum apposui. Hiis testibus, Philippo Mymecan, Henrico Mace, Hugone de Hauuile, Iohanne Pagan', Iohanne de Fonte, Reginaldo Eustace, Symone Prat, Hugone Griffyn, Willelmo Burgan, Thoma le Franckalayn de Chelewrthe, Roberto Nel, Roberto de Aula, Thoma Thurstayn & aliis.[1] **S. Clement 10 c. 1290**

[1] Seal, green, pointed oval, 1½ in. × 1 in., two birds, S' IOHIS FILII HENRICI.

3. Miscellaneous Deeds.

12.

[Robert Faber grants a messuage to William de Dreicote.]

S. Clement 3 c. 1280

Sciant presentes & futuri quod ego Robertus Faber de Paruo Ponte Oxonie concensu & assensu Ingelesie uxoris mee dedi, concessi, & hac presenti carta mea confirmaui Willelmo de Dreicote capellano quoddam mesuagium meum quod iacet in parochia sancti Clementis extra Paruum Pontem Oxonie, uidelicet illud mesuagium quod iacet ex parte aquilonari dicti pontis & extendit se a domo Rogeri le Chapeler usque ad aquam que uocatur Charewelle; habendum & tenendum dictum mesuagium cum pertinenciis sicut iacet in longitudine & latitudine prout mete docent & habundant de me & heredibus meis uel meis assignatis, sibi & heredibus suis uel quibuscumque legare, dare, uendere, aut assignare uoluerit tam in egritudine quam in sanitate libere, quiete, bene & in pace in perpetuum; reddendo inde annuatim capitalibus dominis feodi debitum seruicium & consuetum & michi & heredibus meis uel meis assignatis unum clauem [*sic*] gariofili ad Natale Domini pro omni seruicio seculari, exaccione & demanda. Et ego predictus Robertus & heredes mei uel assignati warantizabimus, acquietabimus, & defendemus totum predictum mesuagium predicto Willelmo & heredibus suis uel quibuscumque dare, legare, uendere aut assignare uoluerit & eorum heredibus contra omnes gentes mares & feminas tam Iudeos quam Iudeas, quam Cristianos per predictum seruicium in perpetuum. Pro hac autem donacione, concessione, warantizacione, acquietacione, defensione & presentis carte mee confirmacione dedit michi predictus Willelmus in magna necessitate mea octodecim solidos sterlingorum pre manibus in gersummam. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum hanc cartam sigilli mei inpressione corroboraui; hiis testibus, Waltero de Shidenham tunc balliuo de Bollindene, Iohanne Stepesofte, Hugone Clerico, Willelmo de Lond', Samsone Plumbario, Rogero le Chapeler, Ricardo Coco, Iacobo Clerico & aliis.[1]

[1] Seal, red, pointed oval, 1⅜ in. × 1 in., a lion rampant; illegible. In the hand of Iacobus Clericus. This house being on the north side of the road was never the property of the Hospital.

13.

[Richard fitz-Nigel confirms to Hugh de Gersintone land by East Bridge.]

S. Peter in E. 50 D [c. 1200]

Sciant omnes tam presentes quam futuri quod ego Ricardus filius Nigelli ratam habeo & acceptam donationem quam Iuliana de Sancto Remigio fecit Hugoni de Gersintone de terra sua extra Oxineford' iuxta pontem orientalem, illa scilicet quam tenuit Willelmus Ragun, que crofta Girardi coci uocatur, cum duabus acris de prato meo dominico, prato hominum de Iuetalai propinquioribus uersus le North, exceptis duabus, libere & quiete tenenda de me & heredibus meis ipsi & Hagnilde uxori sue, si eo diutius uixerit, & post eorum obitum heredibus ab eis descendentibus, reddendo annuatim pro omni seruitio, consuetudine & exactione ad me uel ad heredes meos pertinente unam libram cimini ad festum sancti Michaelis. Et ut nullus meorum illius donationem & hanc meam concessionem adnichilare uel perturbare ualeat, presenti scripto & sigilli mei munimine confirmo. Testibus hiis, Radulfo filio Ricardi uicecomite Oxinefordie,[1] Henrico de Sutauilla, Henrico de Torint', Willelmo filio Radulfi, Ricardo filio Rogeri, Simone de Comba, Ricardo Foliot & multis aliis.[2]

14.

[An assize about land in Bruggesete; verdict for the Hospital.]

S. Peter in E. 20 Feb. 23, 1346

Placita assisarum apud Crowmersshe coram Willelmo de Shareshulle, Iohanne de Stouford, & sociis suis ad assisas in comitatu Oxonie arramiatas capiendas assignatis, die Iouis in crastino sancti Petri in Cathedra anno regni regis Edwardi tercii uicesimo.

Oxon. Assisa uenit recognitura si Iohannes Furlong & Amicia uxor eius iniuste &c. disseisiuerunt Adam de Lodbroke, magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie, de libero tenemento suo in Bruggesete post primam &c.; et unde

[1] This sheriff is unknown.

[2] On the back in a hand of about 1300 'Carta Ricardi filii Nigelli de confermacione [*sic*] Iuliane uxoris sue facte Hugoni Hoth' de tenemento in Bruggesete'. Seal, white varnished brown, circular, 2 in., a knight on horseback with sword and shield, illegible. We gather from the Pipe Rolls and elsewhere that Richard fitz-Nigel held Iffley from about 1190 to nearly 1220. Juliana de sancto Remigio seems to have died about 1194 (*Cal. of Docs. in France*, ed. Round, p. 189). This croft of Girardus can hardly be identical with the meadow-land which passed to the Hospital by deed no. 4.

queritur quod disseisiuerunt eum de quinque acris terre cum pertinenciis &c.

Et Iohannes & Amicia non ueniunt, set pro eodem Iohanne & pro illa, que est uxor ipsius Iohannis & attachiata per nomen Amicie, quidam Thomas Frankeleyn respondet tanquam eorum balliuus; et dicit quod ubi predictus Adam in breui suo facit uxorem ipsius Iohannis nominari Amiciam, rectum nomen eius est Amia[1] & non Amicia; unde petit iudicium de breui &c. Et si &c., tunc dicit quod illud quod est in assisa ista in uisu posita est quoddam solum aqua coopertum, de quo quidem solo predictus Adam, qui nunc queritur, seisitus est de medietate, ut de libero tenemento, & fuit die impetracionis breuis, scilicet sextodecimo die Ianuarii anno regni domini regis nunc Anglie decimo nono, & de alia medietate quidam Henricus le Clerke est tenens ut de libero tenemento & fuit predicto die impetracionis breuis, qui quidem Henricus non nominatur in breui; unde petit iudicium de breui. Et si &c., tunc dicit quod ipsi nullam iniuriam seu disseisinam predicto Ade inde fecerunt. Et de hoc pon[it] se super assisam, et Adam similiter. Et super hoc idem Adam dicit quod qualitercumque predictus balliuus superius allegauit uxorem predicti Iohannis nominari Amiam[1] & non Amiciam, prout per breue supponitur, & per hoc intendit breue predictum cassare, predictus Iohannes predicto die impetracionis breuis fuit solus tenens tenementorum in uisu positorum per disseisinam suam ipsi Ade factam, absque hoc quod uxor ipsius Iohannis tunc aliquid habuit in eisdem; et hoc paratus est uerificare; ideo capiatur assisa. Recognitores ueniunt, qui, de consensu predictorum Ade & balliui electi & iurati, dicunt super sacramentum suum quod rectum nomen uxoris ipsius Iohannis est Amia[1] & non Amicia. Dicunt eciam quod eadem Amia[1] nichil habuit in terra predicta predicto die impetracionis breuis; et predicti Adam & Henricus nichil habuerunt in eadem. Dicunt eciam super sacramentum suum quod quidam Hugo Malaunay fuit seisitus de predicta terra in uisu posita cum pertinenciis in dominico suo ut de feodo & iure, qui eandem terram cum pertinenciis diu ante statutum de terris seu tenementis ad manum mortuam non ponendis editum, uidelicet tempore H. regis proaui domini regis nunc, dedit cuidam Waltero tunc magistro hospitalis predicti, predecessori predicti magistri, tenendam sibi & successoribus suis & hospitali predicto in liberam, puram & perpetuam elemosinam imperpetuum; uirtute cuius doni idem Walterus predecessor &c. & similiter omnes successores sui & predictus

[1] Or Anna.

Adam magister, qui nunc queritur, de eadem terra seisiti fuerunt, quousque predictus Iohannes iniuste & sine iudicio predictum magistrum de eadem terra disseisiuit ad dampnum ipsius magistri quadraginta solidorum. Ideo consideratum est quod predictus Adam recuperet seisinam suam de predicta terra cum pertinenciis per uisum recognitorum assise predicte & dampna sua predicta. Et predictus Iohannes in misericordia pro disseisina; et similiter predictus magister in misericordia pro falso clamio uersus predictam Amiam &c.

Dampna XL s.; unde C. x s.; M. XL d.; cl. XII d.[1]

(*In another hand*) Fait a remembrer pur le fait mys avant; pur le Priour, a jour damour f[ai]t, suppose que Iohannes Furland graunta a Henr' Clerke, nome en cest assis, par nom Henry Samford clerk, diuerses terres, tenementz & eytes, dont il suppose la terre en debate est parcel par nome de eites a terme de uie, le remaindre al Priour adonques de seint Freswithe & ses successours en fee.[2]

15.

[An inquisition Ad Quod Dampnum about the grant of Thomas le Marshall.]

July 3, 28 Ed. I, 1300, writ to the sheriff to inquire whether it will be to the damage of the king or others, if Thomas son of John le Mareschall of Oxford gives a messuage, 8 selds, one acre of land, one acre of meadow, and 7*d.* of rent in the suburb of Oxford, in Bruggesete, Mershtone, and Cowley to the warden and brethren of the hospital of St. John without the east gate.

Inq. ad quod dampnum. File 33 no. 24 (Record Office)

Endorsement that as some of the tenements were within the liberty of Oxford, the return of the writ pertained to the bailiffs of the town.

[1] A line is drawn through 'unde ... XII d.'. Perhaps C. might be for *curie*, M. for ? *Marescallo*, cl. for *clerico*.

[2] There was a *dies amoris* between St. Frideswide's and the Hospital of St. John on July 25, 1346, concerning the fishery between East Bridge and King's Mill, and concerning an eyte; the terms of the agreement may be seen in *Cart. St. Frid.* i. 471. Apparently on that occasion the Prior claimed that the five acres mentioned in this deed were part of the land which John de Furland had given to Henry de Sanford with remainder to St. Frideswide's. In the *Cartulary*, i. 466–8, Thomas son of John le Marschal gives a toft in St. Clement's to John de Furland, clerk, and he gave it to Henry de Sandford, clerk, for his life with remainder to St. Frideswide's. It is noteworthy that in the charters of St. Frideswide's the wife of John Furlong is written Amicia. It would be unwise to assume on the strength of this document that there was a master of the Hospital of St. John bearing the name Walter in the days of Hugh de Malaunay. In inquisitions of this kind the jury was reckless what names were assigned to abbots, priors, and masters of bygone ages.

Inquest before the bailiffs of the town of Oxford [no date], by the oath of Thomas de Henxeye, Walter Bost, Thomas de Orlyens, William de Hedindon, Thomas de Staunton, Everard Pistor, Oliver le Taillour, Thomas Wyth, John Franceys, Henry le Barbor, Robert de Welles and John de Newebyri. They say that it is not to the damage of the king or of others if Thomas aforesaid be allowed to give to the warden and brethren of the said hospital one messuage and 4 selds. The messuage is held of the said warden and brethren by the service of 4*s.* a year and is worth 15*s.* One of the selds is held of the said warden and brethren by the service of 12*d.* a year and is worth 4*s.* The other 3 selds are held of the comminalty of the town of Oxford by the service of 12*d.* and are worth 9*s.* The rent of 7*d.* issues from a tenement which Alice la Webbe holds for the term of her life from the said warden and brethren. There will remain to the said Thomas a tenement in the town of Oxford which he is to hold from the said warden and brethren for the term of his life in exchange for the aforesaid tenements, which tenement is worth 4 marks a year; and they say that it will suffice for the term of the life of the said Thomas for the performance of the services due both from the aforesaid messuage and 4 selds and also from the said tenement which he retains, and none the less the said messuage and 4 selds will remain liable to assessment (*conductibilia & talliabilia*) for sustaining all the burdens which they sustained before. And Thomas can be put on assises and juries as before. The remaining 4 selds, the acre of land, and the acre of meadow are not within the liberty of the town of Oxford. Therefore they know nothing thereon.

Oct. 8, 1300

Inquest at Oxford before the sheriff of Oxford, taken on Saturday before the feast of St. Dionisius, 28 Ed. I, by the oath of John de Lodehale, John de Gardino, John Somer, Walter de Stoford, William le Frankeleyn, Thomas le Frankeleyn, Hugh Thurbern, Martin Stubbe, Geoffrey bi Northebroke, John de Windesore, Richard Peggy, and Roger de Cruce. They say that it will not be to the damage of the king or of others if the said Thomas gives to the warden and brethren aforesaid 4 selds in Briggesete, an acre of land in Mershtone, and an acre of meadow in Couele. The 4 selds are held of the king of his manor of Hedindone by the service of 12*d.* yearly and suit at the frankpledge at the said manor twice a year; they are worth 5*s.* a year. The acre of land in Mershtone is held of Thomas Thurstan by the service of ½*d.* yearly and is worth 4*d.* The acre of meadow in Couele is held of William Aumori by the service of one clove of

gillyflower, and is worth 12*d.* There will remain to the said Thomas a tenement in the town of Oxford to be held of the said warden and brethren for the term of his life in exchange for the said tenements and for a messuage and for four other selds; which tenement is worth 4 marks a year. Also there will remain to him another tenement worth 40*s.* a year; also 3*s.* of rent in Oxford, and 3*s.* of rent in Haliwell. They say these tenements will suffice for the performance of the services due both from them and also from the 4 selds and land and meadow.

Endorsed. Fiat per finem c solidorum. Factum coram thes[aurario].

II. ST. PETER IN THE EAST;

OUTSIDE THE EAST GATE AND ON THE SOUTH SIDE OF THE ROAD. 16–69.

On the south side of High Street the Hospital acquired land piece by piece, and since 1557 Magdalen has owned everything between Rose Lane and the Cherwell. It is not easy to reconstruct the geography of this part of Oxford, but it is evident that all the southern part of what is now the Botanical Garden was known as Paris Mead, which extended from Rose Lane to the Cherwell. From the following deeds, in particular nos. 17 and 23, we learn that Paris Mead had a frontage on the road next to the Cherwell, and this is confirmed by the wording of the rentals which describe the first house on the south side of the road as 'juxta pratum de Parys'. North of Paris Mead was the cemetery measuring 80 or 90 feet by 300 feet. This extended behind the houses which fronted the street, as we learn from the note to no. 32, but at one point it must itself have reached the street. The rentals show that by 1293 the Hospital had five houses, apart from quitrents, and that they were contiguous, being bounded by Paris Mead on the east, and doubtless by the cemetery on the south and west. Of these the first was by 1350 no more than a cottage worth 1*s.* a year, and in 1358 it ceased to be inhabited, but more houses were acquired, and in 1412 they were ten in all. Shortly before 1426, as we learn from the rental of that year, five of the houses towards East Bridge were burnt down and they were not rebuilt, and the Hospital was left with a collection of buildings near the corner of Rose Lane and High Street; these were let as one holding, which was known as the Noah's Ark, but we learn incidentally that as late as the year 1700

it was still seven tenements, and a plan of them in 1750 may be seen in Isaac Taylor's map of Oxford.

1. Paris Mead.

By the following deed the Hospital acquired two-thirds of Paris Mead; the remainder was given by Stachia of Shaftesbury (see no. 66) and Laurence, son of Rocelin (see no. 82).

16.

[Roger, son of Ailwin le Turnur, grants to the Hospital two-thirds of Paris Mead.]

S. Peter in E. 52 D Cart. fol. 2r c. 1220

Sciant presentes & futuri quod ego Rogerus filius Ailwini le Turnur dedi & concessi in puram & perpetuam elemosinam deo & hospitali sancti Iohannis ad portam orientalem Oxonie & fratribus ibidem deo seruientibus duas partes meas que me contingebant habere in prato quod uocatur Paris extra portam orientalem Oxonie, habendas & tenendas sibi & successoribus eorum solute & quiete & libere, pro me & heredibus meis imperpetuum. Et pro hac mea donatione & concessione & quieta clamatione fratres predicti hospitalis dederunt michi decem solidos sterlingorum pre manibus in garsuma & Rogero filio meo unum denarium. Et ut hec predicta firma & inconcussa permaneant huic scripto sigillum meum apposui; hiis testibus, Toma filio Edwini tunc maiore Oxonie, Henrico filio Simeonis, Toraldo Allutario, Roberto Oein, Waltero [1] filio Iohannis, Rogero Petit, Roberto Waldri, Laurentio Ruffo & multis aliis.[2]

2. The first three Houses.

The following deeds show how the holding of Richard Bodin, bounded on the east by Paris Mead and on the west by land of Hugh le Bolter, was granted to William Chese at a perpetual rent of six shillings. About 1220 John Chese granted the eastern half to William Faber at a rent of 25*d.*, who in turn granted it to Ralf de Cyrencestre at a rent of four shillings; it passed to William Crompe in 1230–1, and John Crompe his grandson in 1266–7 granted it to the Austin Friars, who must have had a plan of settling at this spot before they obtained their holding on the site of

[1] Willelmo, Cart.

[2] At the foot 'Transcrib''. Seal green, varnished brown. circular, 1⅜ in., a fleur-de-lis, S' ROGERI FIL'I AILWINI. In the hand of Willelmus Clericus. The deed is described as a quitclaim in the second sentence, but not in the first.

Wadham College. Probably the Hospital acquired the land from the friars, but no deed survives. Deed no. 23 suggests, though it does not prove, that the Hospital acquired the land as early as 1267.

The western half was divided into two parts, of which one was granted in 1230–1 by William Chese to William Crompe at a rent of two shillings; in 1266, at which time it was two messuages, John Crompe granted it to Philip le Notur, who immediately granted it to the Austin friars. The remainder of the holding passed from the widow of William Chese to Richard de Witney, thence to Philip le Notur, and before 1272 it was owned by the Hospital. The original rent of six shillings due to the heirs of Richard Bodin had been settled upon this portion of the tenement, and apparently by the gift of Andrew Halegod (see no. 518) had been reduced to four shillings (see no. 32).

17.

[Richard Bodin grants to William Chese the land between Paris Mead and the land of Hugh le Bolter.]

S. Peter in E. 62 B c. 1215

Sciant presentes & futuri quod ego Ricardus Bodin concessi, dimisi & liberaui[1] Willelmo Chese totam terram illam que iacet inter pratum de Paris & terram Hugonis le Boltere extra portam orientalem Oxonie in parrochia sancti Petri apud predictam portam orientalem; habendam & tenendam de me & de heredibus meis sibi & heredibus suis libere, quiete & integre, in feodo & hereditate, reddendo inde annuatim michi & heredibus meis sex solidos pro omni seruicio & exactione ad duos anni terminos, scilicet ad festum sancti Michaelis tres solidos & ad Pascha tres solidos. Et ego Ricardus Bodin & heredes mei warantizabimus predicto Willelmo Chese & heredibus suis totam prenominatam terram contra omnes homines mares & feminas. Pro hac autem concessione, dimissione, & liberatione & warantizatione predictus Willelmus Chese dedit michi uiginti solidos sterlingorum in gersuma. Et quia uolo quod hec mea concessio, dimissio & liberatio & omnia sicut suprascripta sunt firma & stabilia in perpetuum permaneant, presentem cartam sigilli mei munimine corroboraui. Hiis testibus, Thuraldo Corduanario, Rogero Paruo, Roberto Waldri, Symone filio Iohannis, Willelmo de Chiltone, Laurentio Ruffo, Edmundo Capellario, Iohanne Kepeharm, Roberto Capellario, Radulfo Scriptore, Willelmo Bike & aliis.

[1] This was the phrase used in early times for a grant; see *Balliol Deeds* (O. H. S.), p. 142; subsequently the word *dedi* was considered essential.

18.

[John Chese grants to William Faber the eastern half of the same land.]

S. Peter in E. 51 C c. 1220

Sciant presentes & futuri quod ego Iohannes Chese concessi & dimisi & liberaui & hac presenti carta mea confirmaui Willelmo Fabro medietatem illius terre mee quam [1] teneo de Ricardo Bodin extra portam orientalem Oxonie uersus austrum, uidelicet illam partem que iacet iuxta aquam apud orientem, illi & heredibus suis habendam & tenendam de me & de heredibus meis illi & heredibus suis in feodo & hereditate plene & integre, libere & quiete pro xxv denariis annuatim michi reddendis ad duos terminos anni pro omni seruicio, uidelicet xii d. & obolum ad Pascha & xii d. & obolum ad festum sancti Michaelis. Et ego predictus .I. & heredes mei warantizabimus predicto .W. & heredibus suis contra omnes homines, mares & feminas qui possunt uiuere & mori. Et pro hac concessione & dimissione & liberacione predicte terre prenominatus Willelmus dedit michi xvi solidos argenti in recognicione & fidelitatem michi fecit illius tenementi. Et quia uolo quod predicta terra de me & de heredibus meis prefato .W. & heredibus [2] suis sicut prediuisum est in perpetuum firma & stabilis permaneat, hac presenti carta mea & sigilli mei inpressione confirmaui. Hiis testibus, Waltero filio Iohannis, Alwino Tornario, Thoma Scriptore, Rogero Paruo, Willelmo Cupario, Waltero Choche, Galfrido Godechnaue, Waltero Toui, Laurencio filio Rocelini,[3] Alexandro Fabro, Gerardo fratre de Hospitali, Waltero fratre de Hospitali, Willelmo fratre de Hospitali, Hosberto fratre de Hospitali, Willelmo Aurifabro, Henrico Carpentario, Willelmo Bike et multis aliis.[4]

19.

[William Faber grants his land to Ralf de Cyrencestria.]

S. Peter in E. 7 A c. 1225

Sciant presentes & futuri quod ego Willelmus Faber frater domini abbatis de Eynesham [5] dedi & concessi & liberaui Radulfo de Cyrencestria totam terram meam cum omnibus pertinenciis suis, illam scilicet quam tenui de Iohanne Chese extra portam orientalem Oxonie; habendam & tenendam in feudo & hereditate de me & heredibus meis sibi & heredibus suis uel cuicumque eam assignare uoluerit libere & quiete, integre & pacifice, reddendo inde annuatim michi & heredibus

[1] de qua, MS.
[2] de heredibus, MS.
[3] filio fil' Rocelini, MS.
[4] Seal, white, circular, $1\frac{1}{4}$ in., a fleur-de-lis, SIGILL' IOHANNIS CHESE.
[5] See *Eynsham Cartulary*, ii, 272 (O.H.S.).

meis ipse & heredes sui uel eius assignati quatuor solidos pro omni seruicio & exactione, que ad terram pertinet uel pertinere possit ad quatuor terminos anni, scilicet in Natale domini xii denarios, ad Pascha xii denarios, in Natiuitate sancti Iohannis Baptiste xii denarios, in festo sancti Michaelis xii denarios. Ego uero Willelmus Faber & heredes mei totam prenominatam terram cum omnibus pertinenciis suis predicto Radulfo & heredibus suis uel eius assignatis contra omnes homines & feminas warantizabimus & acquietabimus. Pro hac autem donacione & concessione & liberacione dedit michi predictus Radulfus quatuor solidos de introitu. Et quia uolo quod hec mea donacio & concessio & liberacio firma & stabilis in posterum permaneat presens id scriptum sigilli mei impressione confirmaui. Hiis testibus, Henrico filio Simonis, Roberto filio suo, Philippo Molendinario, Ricardo Segrim, Waltero Ynge, Turaldo Allutario, Ricardo Bodin, Rogero Paruo, Roberto Waldri, Simone filio Iohannis, Petro filio Galfridi, Willelmo presbitero sancti Clementis, Reginaldo presbitero sancti Petri orientalis, Helya capellano hospitalis, Toma fratre hospitalis, Laurentio Rufo, Gileberto de Bukenhulle, Iohanne Mop', Gileberto Caretario, Petro de Wincestria, Willelmo Bike, Willelmo le Beaus, Angero, Hugone Boltario, Willelmo Chese, Iohanne Chese, Iohanne scriptore de Haliwelle, Radulfo scriptore sancti Egidii, Helya Scriptore, Toma Scriptore, Toma Canonico & multis aliis.

20.

[Ralf de Belewe grants to William Crompe the land of William Faber.]

Sciant presentes & futuri quod ego Radulfus de Belewe concessi, dimisi, & liberaui Willelmo Crompe totam terram meam cum omnibus pertinenciis suis, illam scilicet quam tenui de Willelmo Fabro, fratre Adam abbatis de Eynesham, extra portam orientalem Oxonie; habendam & tenendam in feodo & hereditate de me & heredibus meis sibi & heredibus suis uel eius assignatis libere, quiete & integre; reddendo inde annuatim michi & heredibus meis ipse & heredes sui unum denarium argenti in die sancti Michaelis & Willelmo Fabro iiii solidos ad quatuor anni terminos, ad festum sancti Michaelis xii denarios, ad Natale Domini xii denarios, ad Pascha xii denarios, ad Natiuitatem beati Iohannis Baptiste xii denarios pro omni seruicio & seculari exaccione que ad terram pertinet uel pertinere possit. Et ego Radulfus & heredes mei totam predictam terram cum omnibus pertinenciis suis predicto

S. Peter in E. 16 B Prob. Mich. 1230–Mich. 1231

Willelmo Crompe & heredibus suis uel eius assignatis contra omnes homines & feminas warantizabimus & acquietabimus. Pro hac autem donacione, concessione & liberacione dedit michi predictus Willelmus centum solidos argenti. Et quia uolo quod hec mea donacio, concessio & liberacio firma & stabilis in posterum permaneat presens id scriptum sigilli mei impressione confirmaui. Hiis testibus, Iohanne Padi tunc maiore Oxonie, Pentecoste & Henrico filio Thome tunc prepositis, Roberto Oeyn, Philippo Molendinario, Henrico filio Henrici, Thoma filio Walteri, Galfrido de Stocwelle, Willelmo Clerico, Helya Capellano de hospitali, Andrea Halegod, Nicholao Wistle & multis aliis; Laurentio Ruffo, Willelmo Chese, Willelmo Bike, Radulfo Godecnaue, Waltero Godechnaue & aliis.[1]

21.

[Alice, widow of Ralf de Belewe, releases and quitclaims to Matilda, widow of William Crompe, all her right in the land of Ralf her late husband.]

S. Peter in E. 60 C Mich. 1236–Mich. 1237

Sciant presentes & futuri quod ego Alicia que fui uxor quondam Radulfi de Belewe in libera uiduitate mea concessi & remisi & quietumclamaui de me & heredibus meis in perpetuum Matilde que fuit uxor Willelmi Crompe & Iohanni filio predicti Willelmi Crompe & heredibus suis & suis assignatis totum ius & clamium quod habui & quod habere potui in tota terra cum pertinentiis quam Radulfus Belewe uir meus aliquando tenuit extra portam orientalem Oxonie. Et pro hac concessione & remissione & quietaclamacione dedit michi predicta Matillis quinque solidos sterlingorum. Et in huius rei testimonium huic presenti scripto sigillum meum apposui. Hiis testibus, Petro filio Toroldi tunc maiore Oxonie, Waltero Aurifabro & Simone filio Benedicti tunc prepositis, Philippo Molendinario, Roberto Oeyn, Henrico filio Henrici, Thoma filio Walteri, Ricardo Molendinario, Willelmo de Mildecumbe clerico & aliis.[2]

[1] Seal, grey, circular, $1\frac{1}{8}$ in., a fleur-de-lis, S' RADVLFI DE BELEWE. It is natural to assume that Ralf de Belewe is identical with Ralf de Cirencester.

[2] In the hand of Will' de Mildecumbe. St. Pet. in East, no. 55, which is now missing, is described in the old calendar thus:—'Alicia uxor Radulfi graunteth and releaseth to Matilda late wife of William Crumpe all her right in all the land, &c., sine data'. Probably the deed was identical with no. 21, except that 'quietum clamavi' was omitted. This deed shows that both Ralf de Belewe and William Crompe were dead by Michaelmas 1237.

22.

[John, son of Richard, grants the land to the Austin Friars.]

S. Peter in E. 57 A Mich. 1266–Mich. 1267

Sciant presentes & futuri quod ego Iohannes filius Ricardi filii Henrici dedi, concessi & hac presenti carta mea confirmaui consensu et assensu Matildis uxoris mee priori prouinciali fratrum heremitarum ordinis sancti Augustini ac fratribus eiusdem ordinis totam terram meam cum omnibus pertinenciis que iacet inter aquam que uocatur Charwelle ex parte orientali, et terram quam Philippus clericus hospitalis sancti Iohannis emit a me[1] ex parte occidentali extra portam orientalem Oxonie in parochia sancti Petri orientalis; habendam & tenendam dictis priori et fratribus et eorum successoribus uel cuicumque dare, uendere uel assignare uoluerint pro me et heredibus meis uel assignatis libere, quiete, integre bene et in pace in perpetuum; reddendo inde annuatim capitalibus dominis feodi seruitium debitum et consuetum pro omni seruitio seculari, exactione et demanda. Ego uero Iohannes et heredes mei uel assignati predictis priori et fratribus et eorum successoribus uel assignatis predictam terram cum pertinenciis contra omnes homines mares et feminas sine fraude warantizabimus in perpetuum ac defendemus. Pro hac autem donatione et concessione et presentis carte confirmatione et warantizatione dederunt michi predicti prior et fratres quinque marcas sterlingorum pre manibus. Et ut hec omnia firma et stabilia sine dolo permaneant presentem cartam sigilli mei impressione roboraui; hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Coleshulle, Philippo de Eu tunc balliuis, Nicholao de Kyngesthone, Willelmo de Eu, Ada Submuro, Galfrido le Mercer, Iohanne de Eu, Willelmo Pille, Iohanne Fylekyng, Matheo clerico & aliis.[2]

23.

[William Pille sells to the Hospital a rent of 25 d. from the same land.]

S. Peter in E. 19 A Cart. fol. 3v

Sciant presentes & futuri quod ego Willelmus Pille & Cristiana uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus fratri Waltero custodi hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem deo seruientibus pro salute animarum no-

[1] See no. 25.

[2] Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a lion or dog rampant, S' IOH'IS FIL' RICARDI. Richard, son of Henry, married Juliana, daughter of Matilda Crompe (*Cart. S. Frid.* i. 325); their son must have been known as John Crompe; see nos. 25 and 26.

Mich. 1266–Mich. 1267

strarum & omnium antecessorum nostrorum uiginti & quinque denarios annui redditus de tenemento quod quondam fuit Iohannis Chese quod est inter terram que fuit Philippi clerici & pratum quod uocatur Paris in parochia beati Petri in oriente extra portam orientalem Oxonie annuatim percipiendos ad duos anni terminos uidelicet ad Annunciacionem beate Marie duodecim denarios & ad festum sancti Michaelis tresdecim denarios; habendos & tenendos dictis fratribus in perpetuum libere, quiete, paciffice & honoriffice in liberam, puram & perpetuam elemosinam in quantum ad nos uel heredes nostros pertinet; reddendo inde annuatim heredibus Iohannis Chese uel eorum assignatis unum obolum argenti ad Pasca pro omni seruicio seculari, exactione & demanda. Ego uero Willelmus & heredes mei predictum redditum cum suis pertinenciis dictis fratribus & eorum successoribus in perpetuum warantizabimus. Pro hac autem donacione, concessione, & huius carte donationis nostre warantizacione dederunt nobis predicti fratres triginta solidos esterlingorum pre manibus. Et ut hec nostra donacio, concessio, & huius carte confirmacio & warantizacio stabilis & firma imperpetuum perseueret, presentem cartam sigillorum nostrorum apposicione roborauimus. Hiis testibus, domino Adam Feteplace, tunc maiore Oxonie, Iohanne de Colshulle, Philippo de Eu tunc balliuis Oxonie, Galfrido de Henxee, Nicholao de Stocwell', Nicholao de Kyngestone, Willelmo Ioie, Iohanne le Mareschal, Gilberto le Chapiler & aliis.[1]

24.

[William Chese grants the middle messuage to William Crump.]

S. Peter in E. 29 Prob. Mich. 1230–Mich. 1231

Sciant presentes & futuri quod ego Willelmus Chese & ego Emma Chese dedimus & concessimus & presenti scripto confirmauimus Willelmo Crompe totum tenementum nostrum cum pertinenciis quod est inter domum quam tenuimus & tenementum quod fuit Radulfi Belewe in parochia sancti Petri extra portam orientalem Oxonie & totam curiam cum clostura[2] extendente se usque fossetum quod est inter paruum pratum quod fuit Willelmi Redulf & terram que fuit Hugonis le Boltere & a dicto fosseto integre totam curiam extendentem se uersus

[1] At the foot 'Transcrib''; two seals pointed oval; on the right, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., white, a star and crescent, S' CRISTIANE PILLE; on the left, 1 in. × $\frac{5}{8}$ in., green, a fleur-de-lis, S' WILL'I PILLE. This rent was reserved under deed no. 18.

[2] Enclosure.

austrum cum omnibus pertinenciis suis, sicut inter nos di[nosc]itur; tenendum & habendum sibi & heredibus suis & suis assignatis imperpetuum de nobis & heredibus nostris libere & quiete, plene & integre, pacifice & honorifice, reddendo inde annuatim nobis & heredibus nostris duos solidos ad duos anni terminos scilicet ad Pascha duodecim denarios & ad festum sancti Michaelis duodecim denarios pro omni seruicio, exaccione & demanda; & nos & heredes nostri warantizabimus dicto Willelmo Crompe & heredibus suis & suis assignatis totum prenominatum tenementum & closturam prenominatam sicut predictum est cum omnibus pertinenciis suis contra omnes homines & omnes feminas. Pro hac autem[1] concessione & warantizacione dedit nobis predictus Willelmus triginta solidos esterlingorum & unam tunicam & unam supertunicam de russetto. Et ut hec omnia prescripta firma sint & stabilia imperpetuum presenti scripto ego Willelmus Chese & ego Emma Chese sigilla nostra apposuimus. Hiis testibus, Iohanne Pady tunc maiore Oxonie, Pentecost' & Henrico filio Thome tunc prepositis, Thoma filio Walteri, Iohanne Crompe, Nicholao Whistle, Laurencio Ruffo, Iohanne Kepharm, Ale[xandro] le Wimpler, Roberto filio Eadmundi, Willelmo Bike, Osberto cum auro, Iordano filio Alexandri, Radulfo Godeknaue, Iohanne M[ ], Gileberto Caretario & aliis.[2]

25.

[John Crompe grants two messuages to Philip Clericus.]

CARTA CYROGRAPHATA.

Sciant presentes & futuri quod ego Iohannes Crompe Oxonie dedi, concessi & hac presenti carta mea confirmaui Philippo clerico filio Walteri Mercatoris & Lecie uxori sue duo mesuagia cum pertinentiis in parochia sancti Petri in oriente extra portam orientalem, uidelicet illa duo mesuagia que iacent ex parte orientali terre dicti Philippi inter terram dicti Philippi & terram dicti Iohannis, quorum unum mesuagium protendit a regia uia ultra uiuarium linealiter usque ad pratum quod uocatur Paris et continet in latitudine ad caput australe quinque ulnas & unum quarterium et curtilagium de alio mesuagio continet in longitudine a muro in curia uersus dictum pratum nouemdecim ulnas & dimidiam & in latitudine iuxta dictum murum ad capud superius

S. Peter in E. 12 B Mich. 1265–Mich. 1266 Aug. 30, 1266

[1] The scribe has omitted *donacione*.
[2] With two white seals, round, each a fleur-de-lis, broken.

septem ulnas & unum quarterium & ad aliud capud duas ulnas & dimidiam ulnam & unum quarterium, saluis michi & heredibus meis gabulo dicti mesuagii uersus terram meam & haya usque ad dictum pratum sicut terra mea docet & demonstrat; tenenda & habenda dicta duo mesuagia cum pertinentiis de me & heredibus meis uel meis assignatis sibi & heredibus suis uel suis assignatis libere, quiete, bene, pacifice, iure & hereditario, saluo michi & heredibus meis uel meis assignatis itinere libero ibidem eundi, equitandi & cariandi prout necesse fuerit ad alia tenementa mea; reddendo inde annuatim michi & heredibus meis uel meis assignatis ipsi & heredes sui uel sui assignati quatuor solidos ad duos anni terminos, uidelicet ad festum sancti Michaelis duos solidos & ad Pascha duos solidos pro omni seruicio seculari, exaccione & demanda. Et licitum est michi & heredibus meis uel meis assignatis dicta duo mesuagia cum pertinenciis & cum omnibus aliis tenementis dictorum Philippi & Lecie & heredum suorum intus & extra distringere et in suburbio et infra muros, si qua habuerint infra, quotienscumque aliqua pars dicti redditus annualis in arreragio fuerit. Si autem ita contingat quod dictus redditus annualis unius anni integri in arreragio fuerit per unum annum & per tres dies, quod absit, dicta duo mesuagia cum omnibus suis pertinentiis ad me uel ad heredes meos aut assignatos meos soluta & quieta reuertantur. Et ego predictus Iohannes & heredes mei uel mei assignati warantizabimus, acquietabimus, & defendemus totam predictam terram cum pertinentiis sicut prediuisum est contra omnes gentes tam mares quam feminas tam Iudeos quam Cristianos predictis Philippo & Lecie & heredibus suis uel suis assignatis per predictum seruitium in perpetuum. Pro hac autem donacione, concessione, warantizacione, acquietacione, defentione [*sic*], & presentis carte mee confirmacione dederunt michi predicti Philippus & Lecia uiginti solidos in gersummam. Et ut hec omnia predicta firma & stabilia permaneant, huic carte in modum cyrographi confecte tam ego predictus Iohannes quam predicti Philippus & Lecia sigilla nostra alternatim apposuimus. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Colleshulle & Rogero le Saucer tunc balliuis, Waltero Aurifabro, Galfrido fratre suo, Iohanne Fileking, Willelmo Pille, Stephano ligatore librorum, Iacobo clerico & multis aliis.[1]

[1] In the hand of Iacobus Clericus. Seal, green, pointed oval, 1½ in. × 1 in., a lion rampant, S' IOHANNIS CRAMPE. Endorsed 'Ista carta facta fuit anno regni r. Henrici filii r. Iohannis L° die lune post festum sancti Augustini in estate'.

26.

[Philip clericus grants to the Austin Friars the land he bought from John Crompe.]

Sciant presentes et futuri quod ego Philippus, clericus hospitalis sancti Iohannis Oxonie dedi, concessi et hac presenti carta mea confirmaui consensu et assensu Lucie uxoris mee priori prouinciali fratrum heremitarum ordinis sancti Augustini ac fratribus eiusdem ordinis totam illam terram quam emi a Iohanne Craumpe cum omnibus pertinenciis excepto uno muro, que iacet inter terram Iohannis Craumpe ex parte orientali & terram meam quam inhabito ex parte occidentali extra portam orientalem Oxonie in parochia sancti Petri orientalis; habendam & tenendam dictis priori et fratribus et eorum successoribus uel cuicumque dare, uendere uel assignare uoluerint pro me et heredibus meis libere, quiete, integre, bene et in pace in perpetuum; reddendo inde annuatim capitalibus dominis feodi seruitium debitum et consuetum pro omni seruitio seculari, exactione et demanda. Ego uero Philippus & heredes mei uel assignati predictis priori et fratribus et eorum successoribus uel assignatis predictam terram cum pertinenciis contra omnes homines, mares et feminas, sine fraude warantizabimus in perpetuum ac defendemus. Pro hac autem donacione & concessione et presentis carte confirmatione et warantizatione dederunt michi predicti prior et fratres sexaginta solidos sterlingorum pre manibus. Et ut hec omnia firma et stabilia sine dolo permaneant presentem cartam sigilli mei impressione roboraui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Coleshulle, Philippo de Eu tunc balliuis, Nicholao de Kyngesthon', Willelmo de Eu, Ada Submuro, Galfrido le Mercer, Iohanne de Eu, Willelmo Pille, Iohanne Fylekyng, Matheo de Thornthone clerico et aliis.[1]

S. Peter in E. 58 A Mich. 1266–Mich. 1267

27.

[The widow of William Chese grants the third messuage to Richard de Witney, and confirms to him a rent of 4 s. 1 d.]

Sciant presentes et futuri quod ego Emma que fui uxor Willelmi Chese in libera uiduetate mea et in ligia potestate mea pro me & pro

S. Peter in E. 22 A

[1] Seal, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a stag, SIGILL' SECRETVM. Nos. 22 and 26 are tied together and are endorsed respectively 'ordinis' and 'tini & fratribus': perhaps there were originally five deeds and the endorsement was spread over them thus: '[Priori] [heremitarum] ordinis [sancti augus]tini & fratribus.'

Mich. 1246–Mich. 1247

heredibus meis dedi & concessi & hac presenti carta mea confirmaui Ricardo de Wittenee parmantario [*sic*] totam terram illam cum pertinentiis que iacet inter terram que fuit Willelmi Crompe et terram que fuit Hugonis le Bolter in parochia sancti Petri orientalis Oxonie extra portam orientalem Oxonie; item concessi eidem Ricardo quatuor solidos & unum denarium[1] annualis redditus percipiendos ad quatuor anni terminos uidelicet ad festum sancti Thome apostoli tredecim denarios et ad festum beate Marie in Marcio duodecim denarios et ad festum sancti Iohannis Baptiste duodecim denarios et ad festum sancti Michaelis duodecim denarios de terris que fuerunt Willelmi Crompe, que iacent inter pratum quod uocatur Paris & inter terras illas que fuerunt Willelmi Chese in parochia sancti Petri extra portam orientalem Oxonie: habenda & tenenda sibi & heredibus suis uel suis assignatis quibuscumque uoluerit dare, uendere, assignare libere, quiete, pacifice & integre in feodo & hereditate; reddendo inde annuatim heredibus Ricardi Bodin uel suis assignatis sex solidos ad duos anni terminos uidelicet ad festum beate Marie in Marcio tres solidos et ad festum sancti Michaelis tres solidos et michi & heredibus meis unum denarium ad festum sancti Michaelis pro omni seruicio & exactione & demanda. Et ego predicta Emma & heredes mei warantizabimus predictam terram cum pertinentiis & predictos quatuor solidos & unum denarium annualis redditus predicto Ricardo & heredibus suis uel suis assignatis prenominatis contra omnes homines mares & feminas. Pro hac autem donacione, concessione, warantizacione & carte confirmacione dedit michi sepedictus Ricardus tres marcas sterlingorum pre manibus in garsumam. Ut igitur prescripta firma et stabilia sine dolo permaneant in perpetuum huic presenti scripto pro me & pro heredibus meis sigillum meum apposui. Hiis testibus, Laurentio Wyth tunc maiore Oxonie, Ada filio Walteri, Iohanne Curcy tunc prepositis, Thoma filio Walteri, Laurencio Log, Ada Wystlee, Iohanne Pille, Henrico Pille, Rogero Bolter, Willelmo Prute, Waltero Kepeharm, Willelmo Ioy, Roberto clerico & aliis.[2]

[1] The rents reserved by deeds 18 and 24 amount to 4*s.* 1*d.* Apparently Richard de Witney sold one of these rents to William Pille; see no. 23.

[2] Seal, green, circular, 1 in., a fleur-de-lis, SIGILL' EMME CHECE. This is in the hand of Robertus Clericus.

28.

[Richard de Witney grants and quitclaims the same to Philip clericus.]

S. Peter in E. 29 D Mich. 1260–Mich. 1261

Sciant presentes & futuri quod ego Ricardus de Wytteneie dedi & concessi & hac presenti carta mea confirmaui & omnino quietum clamaui pro me & heredibus meis in perpetuum Philippo Clerico & heredibus suis uel suis asingnatis & Lucie uxori sue totum ius meum & clamium quod habui uel habere potui in quadam terra in parochia sancti Petri extra portam orientalem Oxonie, sita inter terram Iohannis Crompe ex una parte & terram Willelmi de Couele ex altera parte, cum redditibus, releuiis, homagiis, eschaetis & omnibus aliis ubique pertinenciis infra uillam uel extra prout carte feffatorum meorum quas habui melius & plenius testantur, nichil iuris uel clamii michi uel heredibus meis retento in perpetuum; habendum & tenendum dictis Philippo & Lucie & heredibus suis uel suis asingnatis libere & quiete bene & in pace ab omni seculari seruicio, exaccione & demanda; reddendo inde annuatim capitalibus dominis seruicium debitum & consuetum. Pro hac autem donacione, concessione, & carte mee confirmacione, ac eciam quieta clamacione dederunt michi dicti Philippus & Lucia octodecim solidos argenti pre manibus in gersummam. Ego uero Ricardus & heredes mei dictam terram cum pertinenciis dictis Philippo & Lucie & heredibus uel suis asingnatis sicut predictum est contra omnes homines & feminas tam Cristianos quam Iudeos warantizabimus, aquietabimus & defendemus in perpetuum. Et ut hec mea donacio, concessio & carte mee confirmacio ac quieta clamacio rata & stabilis permaneat huic scripto sigillum meum apposui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, fratre Henrico tunc custode hospitalis sancti Iohannis Oxonie, Iohanne de Coleshulle, Ricardo filio Nicholai tunc prepositis[1] Oxonie, Rogero le Boltere, Willelmo Ioie, Iohanne Filecinge, Gileberto le Boltere, Roberto Capellatorio & aliis.[2]

29.

[Philip clericus grants and quitclaims to the Hospital all his right in the land of Richard de Witney.]

S. Peter in E. 49 D

Sciant presentes & futuri quod ego Philippus filius Walteri Mercatoris de Oxonia dedi & concessi & hac presenti carta mea confirmaui

[1] prepositus, MS.

[2] Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., the Lamb and Flag, S' RIC' PARMENT' WITTEN'.

Cart. fol. 3 Mich. 1271–Mich. 1272

& quietum clamaui pro me & heredibus meis in perpetuum magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus in puram & perpetuam elemosinam totum ius meum & clamium quod habui uel habere potui in quadam terra cum pertinenciis quam habui de dono Ricardi de Witteneye in parochia sancti Petri extra portam orientalem Oxonie; que dicta terra iacet inter terram que fuit Iohannis Crompe ex una parte & terram que fuit Willelmi de Chouele ex altera cum redditibus, eschaetis & aliis libertatibus pertinentibus; habenda & tenenda dictis magistro & fratribus & eorum successoribus adeo libere, quiete, bene & in pace, prout carte inde confecte melius & plenius testantur, nichil iuris mei uel clamii michi uel heredibus meis retento in perpetuum. Ego uero dictus Philippus & heredes mei dictam terram cum pertinenciis dictis magistro & fratribus & eorum successoribus contra omnes homines & feminas warentizabimus, aquietabimus, & defendemus imperpetuum. Et ut hec mea donacio, concessio, quieta clamacio & presentis carte mee confirmacio rata & stabilis sine dolo permaneat huic presenti scripto sigillum meum apposui. Hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Elia le Quelter, Henrico Ouain tunc prepositis, Waltero Aurifabro, Galfrido Aurifabro, Willelmo Pille, Iohanne Philekyng & aliis.[1]

30.

[Florentina, widow of Richard de Witney, quitclaims her right in the same.]

S. Peter in E. 24 A c. 1273

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Florentina quondam uxor Ricardi de Witteneie salutem in domino. Noueritis me remisisse, dimisisse & quietum clamasse magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus totum ius meum quod habui uel habere potui nomine dotis mei [*sic*] in tenemento quod fuit quondam Ricardi dicti uiri mei in parochia sancti Petri in oriente extra portam orientalem Oxonie, & est situm inter terram que fuit Iohannis Crompe & terram Willelmi de Couele, pro v solidis argenti quos michi dederunt predicti magister & fratres pre manibus in garsumma; habendum & tenendum dictis magistro & fratribus & eorum successoribus in perpetuum pro

[1] At the foot 'Transcrib''. Seal, cream colour, pointed oval, 1 in. × ¾ in., a man's head, S' PH'I CL'ICI OXONIE. This deed, like no. 31, is perhaps merely a quitclaim, although the word *dedi* is used; but it is not certain how the Hospital obtained this property, whether it was by the gift of Philip Clericus or whether it was obtained from the Austin Friars.

me sine aliqua contradictione & alicuius calumpnia, que michi accidere poterit. In cuius rei testimonium presenti scripto sigillum meum apposui; hiis testibus, Willelmo Pille, Iohanne Fileging, Stephano Ligatore, Thoma de la Hac, Philippo clerico & multis aliis.

31.

[Lucia, widow of Philip clericus, grants and quitclaims to the Hospital all her right in the same.]

Sciant presentes & futuri quod ego Lucia uxor quondam Philippi Clerici[1] notarii dedi & concessi & hac presenti carta mea confirmaui & omnino quietum clamaui deo & hospitali sancti Iohannis extra portam orientalem Oxonie & confratribus ibidem [deo][2] seruientibus totum ius meum & clamium quod habui uel habere potui in dote mea, scilicet de domo que scita est iuxta pratum de Paris que fuit quondam domo [*sic*] Iohannis Crompe & ex [*sic*] omnibus aliis exaccionibus que ab eis a me possunt exigi extra portam orientalem Oxonie; habendum & tenendum de me & de heredibus meis & de meis assignatis predictis fratribus predicti hospitalis & eorum successoribus libere, quiete, bene & integre & pacifice imperpetuum sine aliquo impedimento permaneat. Et ego predicta Lucia & heredes mei warentizabimus & acquietabimus contra omnes homines predictis fratribus & eorum successoribus. Pro hac autem donacione, concessione, & liberacione & carte mee confirmacione fratres predicti hospitalis dederunt michi duos solidos in gersumma. Et quia uolo & bona uoluntate mea concedo quod ista concessio & carte mee confirmacio stabilis & inconcussa permaneat presenti scripto [*sic*] sigillo meo roboraui. Hiis testibus, Iohannes Culuert tunc maior Oxonie, Nicholaus Aurifaber, Thomas Sowy tunc balliuus [*sic*], Henricus Huayn, Philippus de .O, Iohannes de .O, Willelmus Apothecarius & aliis.[3]

S. Peter in E. 59 C Mich. 1285–Mich. 1286

32.

[The Hospital remits to John de Alston four shillings of rent from a tenement in St. Ebbe's in return for four shillings remitted to the Hospital from a cottage called Schaftlynges.]

Ceste endenture fait entre le Maistre del Hospital seint John Doxenford dun part & John' de Allestone Doxenford dautre part

S. Peter in E. 33 1344

[1] Clerico, MS.
[2] Omitted by the scribe.
[3] Seal, white, pointed oval, 1½ in. × 1 in., a bird; legend apparently S' LCIE RELICT' PHI' NOT . . .

temoigne qe com le dit John' tynt un mees oue les apportinaunces en la paroche Seint Ebbe Doxenford qe iadys fust a Thomas de Allestone de dit Maistre & de son Hospital par les seruises de noef soutz & quatre deners par aan & lavauntdit mestre tynt un cotage com appele Schaftlynges Cotagie en la paroche seint Piere en le Eyst Doxenford del avauntdit Thomas de Allestone par les seruises de quatre soutz par aan, quel rent lavantdit John' demaunde com son dreyt & son eritagie, [lav]auntditz mestre & John' acordez sount en la forme qensust; ceste assavoir qe lauantdit mestre prendra par aan parmy les meyns del avantdit John' cynk' soutz & quatre deners del avantdit rente de noef soutz & quatre deners; et lavantdit John' tendra quites le dit mestre [& ses] successours del avantdit rente de quatre soutz pur le cotage qest apele Schaftlynges cotagie & del avantdit rente de quatre soutz acquitera le dit mestre & ses successours devers totes gentz a touz iours. Et si le dit maistre ou ses successours seyount en nulle manere destreynt ou mys en plee pur lavantdit rente de quatre soutz par lavantdit John' ou par ascun autre, qe adonqes bien lyst au dit mestre & a ses successours pur lavantdit rente de noef soutz & quatre deners dens les tenementz avantditz tenuez de eux en la paroche seint ebbe destrendre & la destresse retener tanqe de les noef soutz & quatre deners ensemblement oue les arreragies pleynment seyont payez. En tesmoignance des queux choses a ceste endentures lavandit maistre par assent de ses freres de sa part le commune seal de lour meson ad miys & lavantdit John' son seal dautre part ad miys. Par yces tesmoignes Richard Cary meyr de Oxenford, John' de Brehulle, John' de Bedeford bai[lliffs de me]me la ville, John' de Bybury, John' Peggy & autres. Don' a Oxenford, le venderdi prochein avaunt la feste seint Jaske lan du regne le Roy Edward tierce apres la conqueste diszutisme.[1]

3. The Next Tenement on the West.

33.

[Henry Inge grants a house to Walter, son of Hugh.]

S. Peter in E. 37 C c. 1225

Sciant presentes & futuri quod ego Henricus Inge dedi & concess & hac presenti carta mea confirmaui Waltero filio Hugonis Wapulatoris

[1] In 1328 by the will of John de Hampton, now in Lincoln College muniment room, Thomas de Alston obtained a rent of four shillings 'from cottages in the cemetery of St. John beyond the east gate'. The rental of 1328 says that the Hospital paid this rent 'to the heirs of Bodin'.

lane illam domum cum pertinenciis extra portam orientalem Oxonie que iacet inter terram Anger & terram Willelmi Chese, illi & heredibus suis uel cui assignare uoluerit, tenendam & habendam de me & heredibus meis in feudo & hereditate libere & quiete plene & integre pro duobus solidis annuatim reddendis ad quatuor terminos anni, uidelicet sex denarios ad festum sancti Michaelis et sex ad natale Domini & sex ad festum sancte Marie in Marcio & sex ad festum sancti Iohannis Baptiste. Et ego predictus Henricus & heredes mei warentizabimus predictam domum cum pertinenciis predicto Waltero & heredibus suis uel cui assignare uoluerit contra omnes homines mares [*sic*]; & ut hec omnia sicut prediuisa sunt rata & inconcussa permaneant presentem cartam sigillo meo confirmaui. Pro hac uero consessione [*sic*] & liberatione & donacione predictus Walterus dedit predicto Henrico unas estiuales[1] in gersuam [*sic*]. Hiis testibus Rogero Paruo, Roberto Waldri, Rogero Turnur, Willelmo Caluo, Henrico Uinitario, Galfrido Inge & multis aliis.

34. 1388938

[Thomas Pringke grants a messuage to the Hospital.]

S. Peter in E. 20 B Mich. 1275–Mich. 1276

Sciant presentes & futuri quod ego Thomas Pringke & Alicia uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus fratri Waltero tunc custodi hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus & infirmis unum mesuagium cum omnibus suis pertinentiis in parochea sancti Petri orientalis Oxonie extra portam orientalem, & situm est inter terram quondam Philippi Clerici & terram dicti hospitalis; habendum & tenendum de nobis & heredibus nostris uel nostris assignatis predictum mesuagium cum suis pertinenciis predictis custodi & confratribus & successoribus suis libere, quiete, bene, in pace, integre & honorifice imperpetuum, reddendo inde annuatim nobis & heredibus nostris uel nostris assignatis unam rosam ad festum Natiuitatis sancti Iohannis Baptiste pro omni seruicio seculari, consuetudine, exaccione & demanda. Et nos uero predicti Thomas Pringke & Alicia uxor mea &

[1] Dr. Macray (*Muniments of Magdalen College*, p. 129) reads 'uvas estivales', i.e. 'some grapes of summer'; but it would be impossible that an unspecified amount should be paid; if grapes were given, it would be necessary to say how many. It probably means 'one pair of summer shoes'; in Mediaeval Latin 'unas caligas' or 'unos sotulares' (see no. 449) means one pair of shoes. Ducange gives instances of *aestivales* or *aestivalia* meaning some kind of shoe. It is by no means certain that this deed refers to the same tenement as the next deed. The only reason for inserting it here is the mention of William Cheese as one of the neighbours.

heredes nostri uel nostri assignati predictum mesuagium cum suis pertinenciis predictis custodi & confratribus & successoribus suis contra omnes homines mares & feminas tam Cristianos quam Iudeos imperpetuum warantizabimus, acquietabimus & defendemus. Pro hac autem donatione, concessione, carte nostre confirmatione, warantizatione & defensione dederunt nobis predicti confratres uiginti solidos sterlingorum in gersumma pre manibus & unum warnementum[1] dicti Thome. In cuius rei testimonium huic scripto sigilla nostra apposuimus; hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Galfrido Aurifabro, Nicholao de Colushulle tunc balliuis de eadem uilla, Waltero Aurifabro, Willelmo de Eu, Elya le Quilter, Stephano Ligatore, Iohanne Filekyg, Willelmo Pille, Iohanne le Marischal, Philippo Clerico, Ricardo de Eppewelle & aliis.[2]

4. The Adjacent Tenement.

The tenement to which the following deeds refer was apparently next on the west. We ascertain from deed no. 321 that the Hospital had acquired possession of it by 1266, but how it was acquired is unknown. We assign these deeds to this locality because of the name of John, miller of Cowley; yet it is uncertain whether he was on the east or west; from deed no. 43 we learn that in 1267 a John de Cowley was on the west, occupying probably part of the land which was afterwards made into a cemetery, but deeds 28–30 mention a William de Cowley occupying the tenement of deeds 33 and 34, on the east.

35.

[Henry Hinge grants a messuage to Laurence Log.]

S. Peter in E. 5 A Mich. 1237–Mich. 1238

Sciant presentes & futuri quod ego Henricus Hinge concessi, dimisi & hac presenti carta mea confirmaui Laurencio Log illud mesuagium cum pertinentiis suis quod est inter terram que fuit aliquando Willelmi le Baus ex una parte & terram que fuit aliquando Iohannis Molendinarii de Cofleya ex altera in parochia beati Petri extra portam orientalem Oxonie; habendum & tenendum sibi & heredibus suis uel suis assignatis de me & heredibus meis in feodo & hereditate libere, quiete & integre, reddendo inde annuatim ipse Laurentius & heredes sui uel sui assignati michi & heredibus meis unum denarium ad Pascha pro omni

[1] A trimming usually of fur; see Ducange under *garnimentum*. The scribe writes *dicti*, but *dicto* may be meant.

[2] With two brown seals; on the right, circular, 1 in., a fleur-de-lis, S' ALIC' VX' THOME PRINK; on the left, pointed oval, 1 in. × $\frac{3}{4}$ in., a double fleur-de-lis, S' THOME PRINCK. In the hand of Richard de Eppewell.

seruitio, exactione & demanda. Et ego Henricus & heredes mei warantizabimus predictum mesuagium cum omnibus pertinentiis suis predicto Laurentio & heredibus suis uel suis assignatis contra omnes homines mares & feminas. Pro hac autem concessione, dimissione, confirmatione & warantizatione dedit michi predictus Laurentius unam marcam in gerssumam. Et ut hec omnia predicta rata & firma in perpetuum permaneant hoc presens scriptum sigilli mei impressione corroboraui. Hiis testibus, Galfrido de Stocwelle tunc maiore Oxonie, Iohanne Pille tunc preposito, Andrea Halegod, Thoma de Sancto Edwardo, Adam de Sancto Edwardo, Nicolao Wistle, Adam Wistle, Rogero le Arcenir, Willelmo le Prodde & aliis.

36.

[John de Fingeham grants and quitclaims the same to Walter le Wedir.]

S. Peter in E. 33 B Mich. 1241–Mich. 1242

Sciant presentes & futuri quod ego Iohannes de Fingeham dedi & dimisi & hac presenti carta mea confirmaui Waltero le Wedir & pro me & heredibus meis in perpetuum quietum clamaui totum illud mesuagium cum omnibus pertinentiis suis quod est inter terram que fuit aliquando Iohannis de Couele & terram que fuit aliquando Mabille le Baus extra portam orientalem Oxonie; habendum & tenendum sibi & heredibus suis uel suis assignatis pro me & heredibus meis in perpetuum, libere, quiete & integre, faciendo inde seruitium domino feodi quod ei exinde debetur. Pro hac autem donatione, confirmatione & quieta clamancia dedit michi predictus Walterus duas marcas argenti in garsumma. Ut igitur hec omnia prescripta firma & stabilia in perpetuum permaneant, hoc presens scriptum sigilli mei impressione corroboraui. Hiis testibus, Laurentio With', Hugone Faue tunc prepositis, Laurentio Log, Adam Wistle, Iohanne Bigod, Rogero le Arcener, Willelmo Superbo, Willelmo Chise, Nicholao le Tannur, Henrico le Chomber & aliis.[1]

5. A Plot of Ground to be used as a Burial-ground for the Patients who died in the Hospital.

The next tenement presents some difficulties. On June 2, 1293, a royal writ was issued that an inquisition should be held whether it would be to

[1] Seal, green, pointed oval, 1 in. × ⅞ in., a lion, S' IOH'IS DE FINCHAM. In the year 1266 by deed no. 321 Henry Ing granted to the Hospital the rent of one penny which he had reserved on this tenement.

the damage of the king if the Hospital of St. John was allowed to enclose with a low wall a vacant plot of ground, being 300 feet in length and 90 feet in breadth, 'on the south side of the high road which passes hard by the cemetery of the said Hospital, and to keep it enclosed as a cemetery for the patients (see no. 42) who die in the Hospital'; also to inquire whether Henry, late king, caused the said plot to be fenced off at his own cost for the use of the said Hospital. The answer of the jury was that it will not be to the king's damage, provided that the high road remains of the width of 26 feet along the length of the cemetery of the said Hospital; also that the late king caused the plot to be fenced off for the use of the Hospital. The Hospital in the next year obtained possession by the gift of the king; the charter is not now to be found among the muniments of the College, but it is on the Patent Roll of 22 Ed. I. In deed no. 39 the dimensions are said to be 80 feet by 300 feet. Whether its length was from north to south or from east to west is not stated, but from the words quoted in the note to deed 32, and from the fact that Paris Mead is stated in nos. 54–7 to have been distant from the high road about 170 feet, we conclude that the length of the cemetery was from east to west, extending about two-thirds of the way between Rose Lane and the Cherwell. We do not know how long it remained a cemetery; when the Hospital was suppressed it would be required no longer, but as we find from the rentals that three houses were erected, apparently on this site, in 14 Ric. II and 16 Ric. II, it is possible that at all events part of it was secularized before the end of the fourteenth century.

The verdict of the jury stated that this piece of land had been given to the Hospital by Henry III; but if this was the case, by what means had it become the property of Edward I? The explanation may be that it was the burying-place of the Jews, reserved to them by the grant of Henry III (see no. 73). When they were expelled in 1291, it would become the property of the king; and the Hospital may have claimed that when it was no longer required by the Jews it should belong to the Hospital, as being part of the burial-ground which was given by Henry III.

The deeds are interesting as showing that the cemetery of the brethren of the Hospital was on the north side of the road, probably where Magdalen Tower stands, and also to the west of it.

A difficulty is presented by deeds nos. 40 and 41. In September, John de Farendone asserts that his house is behind that of Robert de Brackley, and in October the position is reversed. Possibly the two had changed houses at Michaelmas, but the more probable explanation is that, though Robert de Brackley was to the north of John de Farendone, part of his tenement, such as the outbuildings, was to the south. Mediaeval tenements were often much intermingled, and a wood-house or garden belonging to one tenement could often be reached only by passing through another tenement. The stipulation of John de Farendone that no wall should be erected between his land on the south and the cemetery indicates that he

had the right of the grass and pasture in the plot of ground, and would retain it, even after its consecration. It was not repugnant to mediaeval ideas to use consecrated ground as a means of making money, and incumbents habitually let the grazing of the church-yard to the highest bidder. In deed no. 25 the cemetery seems to be called *vivarium*, 'enclosure', and to have been used for a garden or paddock by the house in front.

37.

[Writ of Edward I.]

Inq. ad quod damnum File 20 no. 24 (Record Office) June 2, 1293

Edwardus dei gracia rex Anglie, dominus Hibernie & dux Aquitanie vicecomiti Oxonie salutem. Precipio tibi quod per sacramentum proborum & legalium hominum de balliua tua per quos rei veritas melius sciri poterit diligenter inquiras utrum esset ad dampnum nostrum uel nocumentum aliorum si concederemus dilectis nobis magistro & fratribus hospitalis nostri sancti Iohannis extra portam orientalem Oxonie quod ipsi quandam placeam vacuam longitudinis trescentorum pedum & latitudinis quatuor viginti & decem pedum ex parte australi regie strate, per quam itur iuxta cimiterium hospitalis predicti, includere possent parvo muro & eam sic inclusam tenere & habere in perpetuum ad quoddam cimiterium ibidem faciendum pro corporibus mortuorum eiusdem hospitalis ibidem sepeliendis necne; . . . et utrum dominus H. quondam rex Anglie pater noster placeam illam ad opus dictorum magistri & fratrum exaltari[1] fecerit sumptibus suis, sicut dicitur, necne. . . . Teste me ipso apud Westm' II die Iunii anno regni nostri XXI.

Endorsed. Returnum istius breuis factum fuit balliuis libertatis uille Oxonie, qui habent returnum omnium breuium, qui fecerunt inquisitionem de placea in breui nominata; que quidem inquisicio est huic breui attachiata.

[Inquisition Ad Quod Dampnum about enclosing a piece of land for a cemetery.]

Inquisicio coram balliuis ville Oxonie per sacramentum Henrici Owayn, Nicholai le Orfeuere, Iohannis de Ew, Radulfi le Plomer, Thome de Orlyens, Iohannis Aurifabri, Petri filii Iohannis, Iohannis de Arderne, Elye le Quiltere, Martini le Samplarier, Ricardi de Mortone & Symonis de Feucote[2] . . . qui dicunt super sacramentum suum quod si via regia permaneat de latitudine XXVI pedum iuxta longitudinem

[1] 'enclosed'; another form of *exartari*.

[2] Not Fencote.

cimiterii predicti hospitalis,[1] tunc non esset ad dampnum domini regis nec ad nocumentum aliorum prout ipsi intelligunt. Et dicunt quod dominus H. quondam rex Anglie pater regis nunc placeam illam ad opus predictorum magistri & fratrum sumptibus suis exaltari fecit.

38.

[The Bishop of Lincoln grants permission that the plot should be consecrated.]

Hosp. in gen. 11 Aug. 30, 1295

Oliuerus permissione diuina Lincolniensis episcopus dilectis in Cristo filiis magistro & fratribus hospitalis sancti Iohannis Oxonie nostre diocesis salutem, graciam & benediccionem. Deuocionis uestre precibus inclinati ut a quocumque episcopo sedis apostolice graciam optinente aream ex opposito domus uestre uersus austrum uobis a domino rege pro sepultura concessam dedicari facere ualeatis, liberam uobis tenore presencium concedimus facultatem. Dat' apud Eynesham tercio Kalend' Septembris, anno domini MCC nonagesimo quinto.

39.

[Merton College, as holding the church of St. Peter's, assent to the consecration of the church-yard.]

S. Peter in E. 19 C Jan. 26, 1297

Dilectis sibi in Cristo custodi & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie Iohannes de Mora, custos domus scolarium de Mertone in Oxonia, rector ecclesie beati Petri in oriente, & eiusdem loci scolares salutem in domino. Ut uos aream uestram, quam de dono domini nostri regis Anglie illustris optinetis, trescentum pedes continentem in longitudine & quater uiginti pedes in latitudine, sicut est contentum in carta domini regis, ex opposito hospitalis uestri predicti infra limites parochie nostre ecclesie sancti Petri in oriente Oxonie iuxta uestram uoluntatem includi faciatis & eam a quocumque episcopo catholico de licencia uenerabilis patris domini Lincolniensis episcopi loci diocesani dedicari procuretis ad corpora mortuorum in hospitali predicto ibidem sepelienda, uobis licenciam quantum in nobis est concedimus presentium tenore specialem. In cuius rei testimonium presentibus litteris sigillum nostrum commune fecimus apponi. Dat' Oxonie in crastino Conuersionis sancti Pauli apostoli anno regni regis nostri Eduuardi uicesimo quinto.[2]

[1] This stipulation proves that a portion of land reached as far as the high road.

[2] The seal is wanting.

40.

[An agreement between John de Farendon and the Hospital.]

CONVENCIO

Die Iouis proxima post festum Natiuitatis beate Marie uirginis anno regni regis E. filii regis H. xxv^to^ inter magistrum & fratres hospitalis sancti Iohannis extra portam orientalem Oxonie ex parte una & Iohannem dictum de Farendone de Oxonia ex altera parte conuenit in hunc modum; uidelicet quod predictus Iohannes concessit, remisit & pro se & suis heredibus & assignatis omnino quietum clamauit predictis magistro & fratribus & eorum successoribus imperpetuum totum ius & clamium quod habuit uel habere potuit, aut ipse uel heredes sui aliquo modo habere poterunt imperpetuum in tota illa placea que iacet extra predictam portam inter tenementum ipsius Iohannis & predictum hospitale; ita quod predicti magister & fratres & eorum successores dictam placeam possint includere quodam muro lapideo altitudinis trium pedum & dimidii pedis in toto, & sic inclusam tenere pro quodam cimiterio ad corpora mortuorum ibidem sepelienda, secundum formam carte quam predictus dominus rex Edwardus eis inde concessit & confirmauit; ita uidelicet quod predictus Iohannes uel heredes sui uel assignati sui nichil iuris uel clamii in predicta placea decetero uendicare uel exigere poterunt imperpetuum, salua tamen eidem Iohanni & suis heredibus & assignatis imperpetuum quadam uia ab alto uico iuxta tenementum Roberti de Brackele & Agnetis uxoris sue usque ad domum ipsius Iohannis ibidem de latitudine duodecim pedum ad minus, cum libero introitu ad predictam domum suam & cum libero exitu quocienscumque & quandocumque uoluerint absque aliqua contradiccione uel perturbatione predictorum magistri & fratrum & suorum successorum imperpetuum. Et predicti magister & fratres uel eorum successores nullum murum leuabunt nec leuari facient in longitudine predicte placee a tenemento predictorum Roberti de Brackele & Agnetis uxoris sue usque ad tenementum predicti Iohannis nec eciam inter tenementum suum & placeam supradictam. Et predicti magister & fratres & eorum successores clausuram predicti introitus sumptibus suis propriis facient & sustentabunt imperpetuum. Et ad omnia premissa ex utraque parte fideliter obseruanda imperpetuum parti istius scripti penes predictos magistrum & fratres remanenti predictus Iohannes sigillum suum apposuit; et relique parti

S. Peter in E. II B Sept. 12, 1297

eiusdem scripti penes predictum Iohannem remanenti predicti fratres procurauerunt sigillum maioratus[1] Oxonie apponi, eo quod predicti fratres tempore confeccionis presentis scripti ad commune sigillum suum aduenire non potuerunt, promittentes tamen fide media se sigillum suum commune predicte parti apponere quam cito id facere poterunt oportune. Hiis testibus, Philippo de Ow tunc maiore Oxonie, Andrea de Pyrie & Iohanne de Coleshulle tunc balliuis eiusdem uille, Iohanne de Ow, Thoma de Sowy, Henrico Gamage, Ricardo le Especer, Roberto de Wormenhale, Radulfo le Mercer, Andrea Culuert, Ricardo de Waledene clerico & multis aliis.[2]

41.

[An agreement between R. de Brackley and the Hospital.]

CYROGRAP.

S. Peter in E. 14 E Oct. 31, 1297

Die Iouis in uigilia Omnium Sanctorum anno regni regis Edwardi filii regis Henrici uicesimo quinto inter magistrum & fratres hospitalis sancti Iohannis extra portam orientalem Oxonie ex parte una & Robertum de Brackelee de Oxonia & Agnetem uxorem suam ex parte altera conuenit in hunc modum, uidelicet quod predicti Robertus & Agnes concesserunt, remiserunt & pro eis & heredibus suis seu assignatis omnino quietum clamauerunt predictis magistro & fratribus & eorum successoribus totum ius & clamium quod habuerunt uel aliquo modo habere potuerunt in perpetuum in tota illa placea que iacet extra predictam portam inter tenementum ipsorum Roberti & Agnetis & predictum hospitale, ita quod predicti magister & fratres & eorum successores dictam placeam possint includere quodam muro lapideo altitudinis trium pedum & dimidii pedis in toto & sic inclusam tenere & habere pro quodam cimiterio ad corpora mortuorum ibidem sepelienda secundum formam carte quam predictus dominus rex Edwardus eis inde concessit & confirmauit; ita uidelicet quod predicti Robertus & Agnes uel heredes eorum aut assignati nichil iuris uel clamii in predicta placea decetero uendicare uel exigere poterunt in perpetuum; saluis [*sic*] tamen eisdem Roberto & Agneti & eorum heredibus aut assignatis in perpetuum quadam uia ab alto uico iuxta tenementum Iohannis de Farndone usque ad domum ipsorum Roberti & Agnetis ibidem de latitudine duodecim pedum ad minus cum libero

[1] The earliest known mention of the mayor's seal.

[2] Seal, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a fleur-de-lis, S' IOHIS . . . . . St. Peter in the E. no. 10 C is the counterpart.

introitu ad predictam domum & cum libero exitu quocienscumque & quandocumque uoluerint absque aliqua contradiccione uel perturbatione predictorum magistri & fratrum & suorum successorum in perpetuum. Et etiam dicti Robertus & Agnes pro eis & heredibus suis uel assignatis concesserunt eisdem magistro & fratribus & eorum successoribus totum aysiamentum de quodam muro qui dicitur Hulewowe[1] inter domum dictorum Roberti & Agnetis & terram magistri & fratrum, ita quod predicti magister & fratres & eorum successores predictam placeam usque ad predictum murum possint in perpetuum includere paruo claustro, quod porci non intrent ad predictam placeam decalcandam. Et predicti magister & fratres & eorum successores predictam clausturam sumptibus suis propriis facient & sustentabunt inperpetuum. Et ad omnia premissa ex utraque parte fideliter obseruanda parti istius scripti penes predictos magistrum & fratres remanenti predicti Robertus & Agnes sigilla sua apposuerunt; et relique parti eiusdem scripti penes predictos Robertum & Agnetem remanenti sigillum dictorum magistri & fratrum commune est appensum. Hiis testibus, Andrea de Pyrie tunc maiore Oxonie, Thoma de Hencxseye & Iohanne de Coleshulle tunc balliuis eiusdem uille, Philippo de Ew, Iohanne de Ew, Thoma de Sowy, Henrico Gamage, Ricardo le Especer, Roberto de Wermenhale, Radulfo le Mercer, Andrea Culuerd & aliis. Dat' Oxonie die & anno supradictis.[2]

42.

[The Vicar of St. Peter's assents to the consecration.]

S. Peter in E. 18 C Nov. 1, 1297

Uniuersis sancte matris ecclesie filiis ad quorum noticiam littere presentes peruenerint Willelmus de Norwico perpetuus uicarius ecclesie beati Petri orientalis Oxonie salutem in domino. Uniuersitati uestre notifico per presentes quod ego Willelmus predictus quantum in me est ob euidentissimum defectum cimiterii quem religiosi uiri magister seu custos & fratres domus hospitalis beati Iohannis Baptiste extra portam orientalem Oxonie actenus passi sunt & adhuc paterentur pro corporibus pauperum ad idem hospitale confluencium & inibi pro tempore decedencium sepellienda nisi de nouo cimiterio & ampliori prouideretur eisdem, concessi simpliciter & pure quod illam aream

[1] Perhaps it means 'a boundary wall'. Ducange quotes from White Kennett's Antiq. of Ambrosden *pro quodam Helowewal unius domus annuatim ii. den.* No other instance is given.

[2] With two green seals; on the right, pointed oval, 1 in. × $\frac{3}{4}$ in., a twig, S' AGNETIS PILL'; on the left, circular, $\frac{3}{4}$ in., a flower or star, S' ROB'TI D' BRACLE.

quam optinent inclusam ad locum cimiterii de dono domini nostri regis Anglie que iacet ex opposito predicti hospitalis uersus partes australes dedicari faciant per uenerabilem patrem dominum Oliuerum dei gracia Lincolniensem episcopum loci diocesanum uel quemcumque alium catholicum per predictum patrem ad huiusmodi dedicacionis officium deputandum; et eam ex nunc & in perpetuum libere, pure & quiete habeant & dedicatam teneant pro huiusmodi corporibus predictis sepeliendis in eadem absque contradictione, calumpnia seu alia quacumque exaccione uel demanda; renuncians omni iuri, accioni & querele quod & que michi nomine uicarie mee predicte aduersus magistrum & fratres predictos occasione predicte aree de cetero pertinere poterunt in perpetuum. Preterea uolo & concedo sicut prius quantum in me est quod hec mea tam pia tamque necessaria concessio rata sit & firma & quod realiter fiat secundum formam & modum quam & quem dicti magister & fratres duxerint procurandum & prout uidebitur sibi oportunum. Et ad perpetuam memoriam huiusmodi concessionis mee predicte sigilli mei impressionem presentibus apposui. Dat' Oxonie die Sabbati in festo Animarum anno domini MCC nonogesimo septimo. Hiis testibus, Andrea de Pyrie tunc maiore Oxonie, Thoma de Hencseye & Iohanne de Coleshille tunc balliuis, Philippo de Hou, I. de Hou fratre eius, Nicholao Aurifabro, Ricardo le Especer, I. Aurifabro, Andrea Culuard, Iohanne Wit, Henrico Gobiun & aliis.[1]

6. Domus Pille.

In the *Hundred Rolls*[2] of 1279 we learn that outside the East gate and on the south side of the road there were three houses owned by Cristina Pille, which paid rents of assize, or, as we should say, quitrents, of 2*s.*, 2*s.*, and 10*d.* to the Hospital of St. John, and that their net value was 20*s.*, 2*s.*, and 2*s.* a year respectively, so that one of the houses was much larger than the others. In the rentals of the Hospital they are described as *domus Pille*, *aula Pille*, and *domus Bix*, paying 2*s.*, 2*s.*, and 20*d.* respectively. It is therefore probable that the figure x*d.* in the *Hundred Rolls*, as the rent of the third house, is an error for xx*d.* The rent of 2*s.* on *domus Pille* was apparently given to the Hospital in 1267 by Joan de Hasele or possibly by her husband. The history of the tenement is traced by our deeds from 1311, at which time it consisted of five cottages (see no. 44), to 1334, when it was in the hands of William de Hadley, dyer. He died in 1339,[3] but was apparently succeeded by William his son; for Twyne[4] mentions that the will of William the Dyer was proved in 1349, by which

[1] Seal, white, circular, $\frac{5}{8}$ in.; illegible.
[2] *Hundred Rolls*, ii. 799.
[3] *Book of Wills* or *Liber Albus*, p. 22 (printed by the *Ox. Chronicle* Co.).
[4] Twyne, xxiii. 339.

he left to the church of St. Peter in the East for masses four cottages outside East Gate between a cottage of the Hospital of St. John on the east and a tenement of Reginald the dyer[1] on the west; and he left to Richard his brother for the term of his life an entry with a curtilage similarly bounded, with remainder to the church of St. Peter's. In 1356 and subsequent years the rentals show that the occupant or owner was Richard le Dyer, and for some unknown reason the quit-rent had increased from 2*s.* to 3*s.* From the rental of 1363 we find that the Hospital was now owner of the tenement, but we do not know how it was obtained, and among the inquisitions *ad quod damnum* at the Record Office there is nothing to give us information about it. The true explanation may be that Richard le Dyer was allowed by the will of William le Dyer to assign the legacy of four cottages to any religious house he thought best, and exercised this power to transfer the gift from St. Peter's church to the Hospital of St. John; that Richard was allowed by the Hospital to retain possession for life on condition that the rent was raised to three shillings, and that in 1363 the Hospital obtained possession of the cottages and of the 'entry with a curtilage' under the quitclaim of deed no. 50. From deed no. 47 it will be observed that in 1319 there was a messuage in addition to the five cottages, probably behind it; we may identify it with the 'entry' mentioned in the will of William le Dyer.

43.

[Joan de Hasele quitclaims to the Hospital her right in a messuage next to Nicholas Wistele.]

S. Peter in E. 2 E Cart. fol. 6r Mich. 1267–Mich. 1268

Sciant presentes & futuri quod ego Iohanna de Hasele que fui uxor Willelmi Sauuage de Fanersham [*sic*] in mea ligea uiduitate & plena potestate concessi, remisi & omnino quietum clamaui magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus pro me & liberis meis & heredibus meis uel meis assignatis in liberam, puram & perpetuam elemosinam totum ius meum & clamium quod habui uel habere potui in illo messuagio quod situm est inter terram que fuit Iohannis de Couele ex parte orientali & inter terram que fuit Nicholai Wistele[2] ex parte occidentali; ita quod ego predicta Iohanna nec liberi mei uel heredes mei uel mei assignati nec aliquis per nos de cetero aliquod iuris clamium de predicto mesuagio in posterum exigere uel uendicare poterimus. Preterea ego

[1] See no. 54.

[2] The *Cartulary of St. Frideswide*, vol. i, pp. 376, 377, shows that Nicholas Wistle was on the east side of the tenement of St. Frideswide's, and therefore on the west side of *domus Pille* about the years 1210–30. For John de Couele see no. 36, and for Joan de Haseley see no. 51.

predicta Iohanna obligo me & liberos meos & heredes meos & meos assignatos ad warantizacionem toti [*sic*] predicti tenementi predictis magistro & fratribus dicti hospitalis & eorum successoribus in perpetuum. Pro hac autem concessione, remissione, warantizatione & quieta clamacione dederunt michi predicti magister & fratres predicti hospitalis dimidiam marcam argenti pre manibus. Et ut hec omnia prescripta & prediuisa rata & stabilia in perpetuum permaneant, hoc presens scriptum sigilli mei impressione roboraui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Galfrido de Hengsey, Galfrido Aurifabro tunc balliuis, Iohanne Fileking, Willelmo Pille, Willelmo de Ybernia, Matheo le Boltere, Gilberto le Hattere & aliis.[1]

44.

[Thomas de Brackele grants five cottages to John de Faryndone.]

S. Peter in E. 32 B Jan. 3, 1311

Sciant presentes & futuri quod ego Thomas filius Roberti de Brackele de Oxonia dedi, concessi & hac presenti carta mea confirmaui Iohanni de Faryndone de Oxonia illa quinque cotagia cum pertinentiis suis que Agnes que fuit uxor quondam predicti Roberti mater mea in testamento suo michi legauit & que uidelicet cotagia coniunctim situantur extra portam orientalem in suburbio Oxonie in parochia sancti Petri orientalis eiusdem uille inter tenementum quod fuit quondam predictorum Roberti & Agnetis ex parte occidentali & terram magistri & fratrum hospitalis sancti Iohannis extra portam orientalem uille predicte ex parte orientali; habenda & tenenda predicta quinque cotagia cum singulis pertinenciis suis prefato Iohanni & suis heredibus uel assignatis libere, quiete, integre, bene & in pace de capitalibus dominis feodi illius per seruicia inde debita & consueta inperpetuum pro omni seruicio seculari, exactione & demanda. Et ego predictus Thomas & heredes mei predicta quinque cotagia cum omnibus pertinenciis suis prefato Iohanni & suis heredibus ac assignatis suis contra omnes mortales warantizabimus & defendemus in perpetuum. Pro hac autem donacione, concessione, presentis carte mee confirmatione & warantia dedit michi predictus Iohannes quadraginta solidos sterlingorum pre manibus. In huius rei robur perpetuum & testimonium hanc presentem cartam sigilli mei inpressione roboraui. Hiis

[1] Seal, green, pointed oval, 1 in. × $\frac{5}{8}$ in., a fleur-de-lis, S' IOH' E . . . . . .

testibus, Philippo de Wormenhale tunc maiore Oxonie, Henrico de Lenne & Willelmo de Pennarth' tunc balliuis eiusdem uille, Andrea de Pyrie, Thoma de Henxe, Iohanne de Coleshulle, Iohanne le Orfeuere, Henrico de Caunpedene, Roberto de Wyleby, Radulfo de Haille, Thoma Clerico & aliis. Dat' Oxonie die dominica proxima post festum Circumscicionis Domini, anno regni regis Edwardi filii regis Edwardi quarto.[1]

45.

[John de Farindone grants them to Hugh de Couele.]

S. Peter in E. 4 D Mar. 13, 1312

Sciant presentes & futuri quod ego Iohannes de Farindone de Oxonia dedi, concessi & hac presenti carta mea confirmaui Hugoni de Couele de Oxonia quinque cotagia cum pertinenciis suis, illa uidelicet que habui ex dono & concessione Thome filii Roberti de Brackele & que situantur in suburbio extra portam orientalem Oxonie in parochia sancti Petri orientalis eiusdem ville inter tenementum magistri & fratrum hospitalis sancti Iohannis extra portam orientalem Oxonie ex parte orientali & tenementum quondam Willelmi Pille ex parte occidentali; habenda & tenenda predicta quinque cotagia cum omnibus pertinenciis suis quibuscumque prefato Hugoni & suis heredibus uel assignatis libere, quiete, integre, bene & in pace imperpetuum de capitalibus dominis feodi illius per seruicia eis inde debita & consueta pro omni seruicio seculari & demanda. Et ego predictus Iohannes et heredes mei predicta quinque cotagia cum omnibus ubique pertinenciis suis prefato Hugoni & suis heredibus ac assignatis contra omnes mortales warantizabimus & defendemus imperpetuum. Pro hac autem donacione, concessione, presentis carte mee confirmacione & warantia dedit michi predictus Hugo decem marcas sterlingorum pre manibus. In huius rei robur perpetuum & testimonium hanc presentem cartam sigilli mei impressione roboraui. Hiis testibus, Willelmo de Burncestria tunc maiore Oxonie, Iohanne de Hamptone & Ricardo de Berkele tunc balliuis eiusdem uille, Andrea de Pyrie, Iohanne de Coleshulle, Henrico de Lenne, Roberto de Wyleby, Henrico de Caumpedene, Willelmo le Barbur, Henrico de Ros, Thoma Clerico & aliis. Dat' Oxonie die Lune in crastino sancti Gregorii Pape anno regni regis Edwardi filii regis Edwardi quinto.

[1] Seal, green, circular, 1 in., a pattern, S. TH'E FIL' R. DE BRACKELE.

46.

[John, son of John de Farindone, quitclaims them.]

S. Peter in E. 33 A Mar. 24, 1312

Omnibus Cristi fidelibus hoc presens scriptum inspecturis uel audituris Iohannes filius Iohannis de Farindone de Oxonia salutem in domino. Noueritis me concessisse, remisisse & omnino quietum clamasse Hugoni de Couele de Oxonia & suis heredibus ac assignatis imperpetuum totum ius & clamium quod habui, uel aliquo modo habere potui racione hereditatis uel alterius cuiuscumque iuris in illis quinque cotagiis cum pertinenciis suis que predictus Iohannes de Farindone pater meus eidem Hugoni nuper dedit & per cartam suam confirmauit & que situantur in suburbio extra portam orientalem Oxonie inter tenementum magistri & fratrum hospitalis sancti Iohannis extra eandem portam ex una parte & tenementum quondam Willelmi Pille ex altera parte, ita uidelicet quod nec ego predictus Iohannes filius Iohannis neque heredes mei nec aliquis alius nomine nostro in predictis quinque cotagiis cum pertinenciis suis uel aliqua parte eorundem aliquid iuris uel clamii dominii, redditus, uel seruicii exigere seu uendicare poterimus de cetero quoquomodo, set pretextu istius remissionis & quiete clamancie ab omni iure & clamio inde penitus excludamur imperpetuum. Pro hac autem remissione & quieta clamancia dedit michi predictus Hugo quandam summam pecunie pre manibus. In cuius rei testimonium huic scripto sigillum meum apposui; hiis testibus, Willelmo de Burncestria tunc maiore Oxonie, Iohanne de Hamptone & Ricardo de Berkele tunc balliuis eiusdem uille, Andrea de Pyrie, Iohanne de Coleshulle, Henrico de Lenne, Henrico de Caumpedene, Roberto de Wyleby, Willelmo le Barber, Henrico de Ros, Thoma clerico & aliis. Dat' Oxonie die Ueneris in uigilia Annunciacionis beate Marie uirginis anno regni regis Edwardi filii regis Edwardi quinto.[1]

47.

[Hugh de Couele grants a messuage to John de Scamsstone.]

S. Peter in E. 10 E Aug. 13, 1319

Sciant presentes & futuri quod ego Hugo de Couele dedi, concessi & hac presenti carta mea confirmaui Iohanni de Scamsstone & Iuliane uxori sue unum mesuagium cum pertinenciis situatum in

[1] Seal, white, pointed oval, $1\frac{1}{4}$ in. × 1 in., a star, S' IOH'IS FIL' IOH' D' FARIDO'.

suburbio extra portam orientalem Oxonie in parochia sancti Petri orientalis eiusdem uille inter tenementum magistri & fratrum hospitalis sancti Iohannis extra portam predictam ex parte orientali & tenementum quondam Roberti de Brackele ex parte occidentali; quod quidem mesuagium antedictum habui ex dono & feoffamento Iohannis de Faryndone quondam burgensis Oxonie; habendum & tenendum predictum mesuagium cum pertinenciis suis quibuscumque prefatis Iohanni de Scamsstone & Iuliane uxori sue, heredibus ac assignatis suis libere, quiete, integre, bene & in pace de capitalibus dominis feodi illius per seruicia inde debita & consueta imperpetuum pro omni alio seruicio seculari & demanda. Et ego predictus Hugo & heredes mei predictum mesuagium cum pertinenciis suis omnimodis prefatis Iohanni & Iuliane & suis heredibus ac assignatis contra omnes mortales warantizabimus & defendemus imperpetuum. Pro hac autem donacione, concessione, huius carte mee confirmacione, warantia & defensione dederunt michi predicti Iohannes & Iuliana sex marcas sterlingorum pre manibus. In huius uero rei perpetuum robur & testimonium hanc presentem cartam sigilli mei impressione roboraui. Hiis testibus, Henrico de Lynne tunc maiore Oxonie, Philippo de Ew & Ricardo Edrop tunc balliuis eiusdem ville, Iohanne de Bisshepestone, Henrico de Campedene, Adam Spalding, Willelmo Spalding, Ricardo de Wenge, Iohanne Ioye, Iohanne de Coumbe & multis aliis. Dat' Oxonie die Lune proxima post festum sancti Laurencii anno regni regis Edwardi filii regis Edwardi tercio decimo.

48.

[Hugh de Couele grants five cottages to John de Scamsstone.]

Sciant presentes & futuri quod ego Hugo de Couele, pelliparius, de Oxonia dedi, concessi & hac presenti carta mea confirmaui Iohanni de Scamsstone & Iuliane uxori sue de Oxonia quinque cotagia cum pertinenciis suis, illa uidelicet que habui ex dono & concessione Iohannis de Farindone & que situantur in suburbio extra portam orientalem Oxonie in parochia sancti Petri orientalis eiusdem uille inter tenementum magistri & fratrum hospitalis sancti Iohannis extra portam predictam ex parte orientali & tenementum quondam Roberti de Brackele ex parte occidentali; habenda & tenenda predicta quinque cotagia cum omnibus pertinenciis suis quibuscumque prefatis Iohanni de Scamsstone & Iuliani uxori sue, heredibus ac assignatis suis libere,

S. Peter in E. 43 A Aug. 13, 1319

quiete, integre, bene & in pace de capitalibus dominis feodi illius per seruicia inde debita & consueta imperpetuum pro omni alio seruicio & demanda seculari. Et ego predictus Hugo & heredes mei predicta quinque cotagia cum pertinenciis suis omnimodis prefatis Iohanni & Iuliane & suis heredibus ac assignatis contra omnes mortales warantizabimus & defendemus imperpetuum. Pro hac autem donacione, concessione, huius carte mee confirmacione, warantia & defensione dederunt michi predicti Iohannes & Iuliana sex marcas sterlingorum pre manibus. In huius uero rei perpetuum robur & testimonium hanc presentem cartam sigilli mei impressione roboraui; hiis testibus, Henrico de Lynne tunc maiore Oxonie, Philippo de Ew & Ricardo Edrop tunc balliuis eiusdem uille, Iohanne de Bisshepestone, Henrico de Campedene, Adam Spalding, Willelmo Spalding, Ricardo de Wenge, Iohanne Ioye, Iohanne de Coumbe & multis aliis. Dat' Oxonie die Lune proxima post festum sancti Laurencii anno regni regis Edwardi filii regis Edwardi tercio decimo.[1]

49.

[John de Scamstone grants five cottages to William de Hadleghe.]

S. Peter in E. 68 B Sept. 22, 1334

Sciant presentes & futuri quod ego Iohannes de Scamstone dictus del Unicornhalle de Oxonia dedi, concessi & hac presenti carta mea confirmaui Willelmo de Hadleghe le deighere de Oxonia & Matildi uxori sue quinque cotagia cum curtilagiis & pertinenciis extra portam orientalem Oxonie in parochia sancti Petri in oriente, situata inter tenementum magistri & confratrum hospitalis sancti Iohannis extra predictam portam orientalem Oxonie ex parte una & tenementum dicti Willelmi ex parte altera; habenda & tenenda predicta cotagia cum curtilagiis & pertinenciis prefatis Willelmo & Matildi & heredibus de corporibus suis legitime exeuntibus libere, integre, bene & in pace imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et si iidem Willelmus & Matildis sine heredibus de corporibus suis legitime procreatis obierint, dicta quinque cotagia cum curtilagiis & pertinenciis prefato Willelmo & rectis heredibus ac assignatis suis remaneant in perpetuum. Et ego uero dictus Iohannes & heredes mei dicta quinque cotagia cum curtilagiis & pertinenciis prefatis Willelmo & Matildi & heredibus suis ac assignatis, ut premittitur, contra omnes gentes warantizabimus & imperpetuum

[1] Seal, brown, circular, $1\frac{1}{8}$ in., four ears of corn, S' HVGONIS DE COVELE.

defendemus. Pro hac autem donacione, concessione & huius carte confirmacione & warancia dederunt michi predicti Willelmus & Matildis quamdam summam pecunie pre manibus. In cuius rei testimonium huic presenti carte sigillum meum apposui: hiis testibus, Willelmo de Burcestria tunc maiore Oxonie, Stephano de Adyntone & Iohanne Blundel tunc balliuis eiusdem uille, Willelmo de Oseberstone barber, Nicholao de Glattone, Ricardo de Eynesham, Iohanne de Whashtone, Rogero Pyron, Waltero le Grasiere, Reginaldo de Miltone le deighere, Iohanne de Lond' clerico & aliis. Dat' Oxonie die Iouis proxima post festum sancti Mathei apostoli & euangeliste, anno regni regis Edwardi tercii post conquestum octauo.

50.

[Richard the dyer quitclaims to the Hospital all his property in Oxford.]

Villa Oxon 4 Dec. 22, 1354

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Ricardus le Deyhere salutem in domino sempiternam. Noueritis me relaxasse & omnino de me & heredibus meis imperpetuum[1] clamasse fratri Iohanni de Iddeburi, magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & confratribus eiusdem hospitalis totum ius meum & clamium quod habeo, habui seu decetero quoquo modo habere potero in omnibus mesuagiis, terris & tenementis meis, que habui in Oxonia tam infra muros quam extra; ita quod nec ego nec heredes mei nec aliquis alius nomine nostro in predictis mesuagiis, terris & tenementis aliquod iuris decetero exigere uel uendicare poterimus, set per presentes simus exclusi ab omni accione in perpetuum. Et ego predictus Ricardus & heredes mei omnia predicta mesuagia, terras & tenementa cum suis pertinenciis predictis magistro & fratribus & eorum successoribus contra omnes mortales warantizabimus imperpetuum. In cuius [&c. sealing], hiis testibus, Willelmo Wyke, Hugone Forster, Willelmo Hunte, Roberto Gamage, Willelmo Cosyn & aliis. Dat' apud Oxoniam die Lune proxima post festum sancti Thome apostoli, anno regni regis Edwardi tercii a conquestu uicesimo octauo.

7. Aula Pille.

On the west of *domus Pille* was a tenement called *aula Pille*. As we know from deed no. 52 that it was once called Sheld Hall, it is possible that in the thirteenth century it was an academic hall; but the same deed shows that in 1326 it was a vacant site. The number of the scholars

[1] The omission of *quietum* is an error of the scribe.

at the University decreased continuously from the middle of the thirteenth century, and the more distant halls were no longer required. In 1337 it was rebuilt, but did not become an academic hall. The Hospital of St. John had a rent of 2*s*. from this tenement, one shilling granted by Geoffrey Aurifaber (see no. 51) in 1278 or 1279, and one shilling by Andrew Halegod (no. 518), and obtained the tenement itself in 1337 from Sir Adam de Shareshulle (no. 57). At its southern end it had a garden or plot of ground measuring 85½ feet by 148½ feet, which extended to the ditch of Paris Mead, and the whole property may have measured 200 feet from N. to S., and 85 feet wide. An inquisition *ad quod damnum*[1] was held on April 10, 1337, to ascertain the value of the property, and whether it would be to the king's damage if it was given to the Hospital for the maintenance of the sick and poor; the verdict of the jury was that the tenement, which was held of the Hospital by a rent of 2*s*., was worth 4*s*. a year in addition, and might be given to the Hospital without damage to the king. It will be noticed that the tenement was at the time paying a rent of 16*s*. (see no. 54), and paid that sum in the rental of 13 Ed. III. This under-valuation is a constant feature of the inquisitions *ad quod damnum*.[2]

51.

[Geoffrey Aurifaber grants to the Hospital the feudal lordship of a house.]

S. Peter in E. 51 D Cart. 6v Mich. 1278–Mich. 1279

Sciant presentes & futuri quod ego Galfridus Aurifaber burgensis Oxonie dedi, concessi & hac presenti carta mea confirmaui pro me & heredibus meis uel meis assignatis fratri Waltero tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus omnes terras[3] & tenementa que sunt inter terram quondam Radulfi le Bike & terram hospitalis predicti quam quondam Iohanna de Haseleye tenuit extra portam orientalem Oxonie in parochia sancti Petri orientalis Oxonie; habendas & tenendas predictas terras & tenementa cum omnibus pertinentiis suis de me & heredibus meis uel meis assignatis predictis fratribus & successoribus suis libere, quiete, bene & in pace in puram & perpetuam elemosinam sicut aliqua elemosina liberius & quietius teneri potest. Et ego predictus Galfridus

[1] Inq. *ad quod damnum* 243. 4.

[2] See *Cartulary of Eynsham*, vol. ii, p. 218 (ed. O.H.S.).

[3] According to mediaeval language the gift of a capital or head rent was described as the gift of the tenement. Geoffrey Aurifaber was the feudal lord of the house, but he only received a perpetual rent of a shilling. In the same way the tenement on the east is described as the property of the Hospital because it received a capital rent of two shillings.

& heredes mei uel assignati mei predictis magistro & fratribus & successoribus suis predictas terras & tenementa cum suis pertinenciis, sicut predictum est, contra omnes homines mares & feminas tam Cristianos quam Iudeos imperpetuum warantizabimus, acquietabimus & defendemus. Et ut hec mea donatio, concessio, carte mee confirmatio, warantizatio rata & stabilis & inconcussa imperpetuum permaneat, hoc scriptum signi impressione corroboraui; hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Nicholao Aurifabro, Henrico de Gamage tunc balliuis, Waltero Aurifabro, Henrico Owayn, Galfrido de Henxeye, Iohanne Filekyng, Willelmo Pille, Iohanne le Marischal, Philippo Clerico, Thoma Feteplace, Iohanne Burgeyse, Ricardo de Eppwelle & aliis.[1]

52.

[William de Avebury grants a vacant plot to William de Hadley.]

S. Peter in E. 11 A June 15, 1326

Sciant presentes & futuri quod ego Willelmus de Auebur' carpentarius dedi, concessi & hac presenti carta mea confirmaui Willelmo de Hadleye tinctori[2] de Oxonia totam vacuam placeam meam cum pertinenciis in suburbio Oxonie extra portam orientalem eiusdem uille que quondam uocabatur le Scheldhalle; habendam & tenendam predictam placeam cum omnibus suis pertinenciis predicto Willelmo de Hadleye & heredibus & assignatis suis libere, bene & in pace imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et ego uero predictus Willelmus de Auebur' & heredes mei totam predictam placeam cum omnibus suis pertinenciis predicto Willelmo de Hadleye & heredibus & assignatis suis contra omnes mortales warantizabimus imperpetuum. In cuius rei testimonium huic presenti carte mee sigillum meum apposui. Hiis testibus, Willelmo de Burcestria tunc maiore Oxonie, Stephano de Adyngtone & Iohanne de Louteborugh tunc balliuis eiusdem uille, Iohanne de Dokelyntone, Ricardo Kary, Willelmo de [*sic*] Barbour, Nicholao de Glatton, Ricardo de Wenge, Iohanne de Wastone, Rogero Pyrun & aliis. Dat' Oxonie die dominica proxima post festum sancti Barnabe apostoli anno regni regis Edwardi filii regis Edwardi decimo nono.

[1] In the hand of Ric' de Eppewelle, At the foot 'transcrib''; seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a lion; illegible.

[2] tictori, MS.

53.

[Margaret, daughter of Hugh de Wedon, quitclaims her right in the same.]

S. Peter in E. 53 B Jan. 12, 1327

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Margareta filia Hugonis de Wedone de Oxonia salutem in domino. Noueritis me remisisse & omnino pro me & heredibus meis quietum clamasse Willelmo de Hadleye tinctori totum ius & clameum quod habeo uel aliquo modo in posterum habere potero in tota illa vacua placea cum pertinenciis in suburbio Oxonie extra portam orientalem eiusdem uille, que quondam uocabatur Sheldhalle, situatam inter tenementum Iohannis de Cambestone ex parte orientali et tenementum prioris sancte Fredeswyde virginis ex parte occidentali; habendam & tenendam predictam placeam cum suis ubique pertinenciis predicto Willelmo, heredibus ac suis assignatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et ego uero predicta Margareta & heredes mei predictam placeam cum suis pertinenciis predicto Willelmo & heredibus suis ac suis assignatis contra omnes mortales warentizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti quiete clamancie mee sigillum meum apposui. Et quia sigillum meum pluribus est incognitum sigillum maioratus Oxonie apponi procuraui. Dat' apud Oxoniam XII die Ianuarii anno regni regis E. filii regis E. uicesimo. Hiis testibus, Iohanne de Dokelyntone tunc maiore, Thoma de Alstone & Henrico de Edrop tunc balliuis, Iohanne de Brehulle, Ricardo Wenge, Nicholao de Glettone, Rogero Pyron, Iohanne de Waystone, Willelmo le Barbur, Nicholao de Pubbesbury & aliis.

Endorsed in the same hand. Memorandum quod ista quieta clamancia recognita fuit coram Iohanne de Dokelyntone maiore Oxonie ad curiam suam tentam die veneris proxima post festum sancti Hillarii anno regni regis Edwardi filii regis Edwardi vicesimo, et ibidem in rotulo dicti maioris irrotulata.

Endorsed in a later hand. Extra portam orientalem Oxonie ex parte australi de domo quam Willelmus Hamound quondam tenuit de domo sancti Iohannis extra portam eandem.[1]

[1] With two red seals; on the right the mayor's seal, the ox facing to the right; on the left circular, 1 in., an angel, AVE MARIA GRACIA P'. The rentals show that William Hamond held *aula Pille* from 1356 to 1375.

54.

[William de Hadley grants the rent and the reversion of the messuage to Adam de Shareshulle and others.]

Sciant presentes & futuri quod ego Willelmus de Haddeleghe de Oxonia deighere dedi, concessi & hac presenti carta mea confirmaui domino Ade de Shareshulle militi, Iohanni de Biburi & Iohanni de Couele sexdecim solidatos annui redditus annuatim prouenientes de quodam mesuagio cum omnibus suis pertinenciis situato in suburbio Oxonie extra portam orientalem in parochia sancti Petri in oriente inter tenementum Prioris & conuentus sancte Frideswyde Oxonie ex parte occidentali & tenementum meum ex parte orientali, quod quidem mesuagium Reginaldus le Deighere & Agnes uxor eius de me tenent ad terminum vite sue ex dimissione mea per seruicium predictorum sexdecim solidorum annuatim michi persoluendorum ad quatuor anni terminos principales & usuales in Oxonia, una cum mesuagio predicto cum omnibus suis ubique pertinenciis post mortem predictorum Reginaldi & Agnetis cum acciderit; percipiendos, habendos & tenendos predictos sexdecim solidatos annui redditus simul cum predicto mesuagio cum omnibus suis ubique pertinenciis post mortem predictorum Reginaldi & Agnetis cum acciderit predictis domino Ade, Iohanni de Biburi & Iohanni de Couele, heredibus & assignatis suis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Dedi eciam & concessi predictis domino Ade, Iohanni de Biburi & Iohanni de Couele unam placiam terre cum pertinenciis in eodem suburbio iacentem ad capud australe predicti mesuagii & se extendit usque ad fossatum vocatum Parys Dich & continet in latitudine quinque perticas & tres pedes & in longitudine nouem perticas,[1] pertica continente sexdecim pedes cum dimidia [*sic*] pedis sancti Pauli[2] & iacet illa placea terre inter tenementum prioris & conuentus sancte Frideswyde Oxonie ex parte occidentali & tenementum meum ex parte orientali; habendam & tenendam predictam placeam terre cum pertinenciis prefatis domino Ade, Iohanni de Biburi & Iohanni de Couele, heredibus & assignatis suis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et ego predictus Willelmus & heredes mei predictum mesuagium cum pertinenciis ac eciam predictam

S. Peter in E. 51 B Feb. 10, 1337

[1] This shows that Paris Mead was about 170 feet south of the road.

[2] 'A lineal foot, the standard of which was the foot of Algar carved on the base of a column of old St. Paul's.' Murray, *N. E. Dict.*

placeam terre cum pertinenciis prefatis domino Ade, Iohanni de Biburi & Iohanni de Couele, heredibus & assignatis suis, necnon assignatorum assignatis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium ego predictus Willelmus huic presenti carte mee sigillum meum apposui. Hiis testibus, Simone de Gloucestria tunc maiore Oxonie, Iohanne de Norton & Ada de Tersshawe tunc balliuis eiusdem uille, Willelmo de Burcestria, Ricardo Cari, Andrea de Wurmenhale, Henrico de Stodleghe, Stephano de Adyntone, Iohanne Blundel, Iohanne filio Willelmi Bost & aliis. Dat' Oxonie, die Lune in festo sancte Scolastice anno regni regis Edwardi tercii post conquestum undecimo.

55.

[John de Bibury quitclaims to Adam de Shareshulle.]

S. Peter in E. 54 B May 5, 1337

Omnibus Cristi fidelibus hoc presens scriptum uisuris uel audituris Iohannes de Bibury salutem in domino. Noueritis me remisisse, relaxasse & omnino pro me & heredibus meis imperpetuum quietum clamasse domino Ade de Shareshulle militi omne ius & clamium quod habeo, habui seu aliquo modo habere potero in sexdecim solidatis annualis redditus exeuntibus de illo mesuagio quod Reginaldus le Deighere & Agnes uxor eius inhabitant in suburbio Oxonie extra portam orientalem & quod iidem Reginaldus & Agnes tenent ad totam uitam eorumdem per seruicium redditus predicti; et eciam remisisse, relaxasse & omnino pro me & heredibus meis imperpetuum quietum clamasse dicto domino Ade omne ius & clamium quod habeo, habui, seu aliquo modo habere potero in predicto mesuagio & in una placea terre cum pertinenciis, que quidem placia iacet ad capud australe mesuagii predicti & se extendit a racca[1] que quondam fuit Willelmi de Haddele de Oxonia, deighere, usque ad fossatum vocatum Parys Dych & continet in latitudine quinque perticas & tres pedes & in longitudine nouem perticas, pertica continente sexdecim pedes cum dimidia pedis sancti Pauli; ita uero quod nec ego predictus Iohannes nec heredes mei nec aliquis alius nomine meo seu heredum meorum aliquid iuris seu clamii in predicto redditu, mesuagio & placia terre cum pertinenciis exigere poterimus seu poterit in futurum aut uendicare quouismodo, set ab omni accione iuris & clamii simus exclusi imperpetuum per presentes. In cuius rei testimonium huic presenti scripto meo sigillum meum apposui. Hiis testibus, Simone de

[1] *racca*, a footway.

Gloucestria tunc maiore Oxonie, Iohanne de Nortone & Ada de Tersshawe tunc balliuis eiusdem uille, Willelmo de Burcestria, Ricardo Cary, Andrea de Wurmenhale, Iohanne filio Willelmi Bost, Willelmo de Haddele, Rogero Pyron & aliis. Dat' apud Oxoniam die Lune proxima post festum Inuencionis sancte Crucis anno regni regis Edwardi tercii post conquestum undecimo.

56.

[John de Couele quitclaims to Adam de Shareshulle.]

S. Peter in E. 41 C May 5, 1337

Omnibus Cristi fidelibus hoc presens scriptum uisuris uel audituris Iohannes de Couele salutem in domino. Noueritis me remisisse, relaxasse, & omnino pro me & heredibus meis imperpetuum quietum-clamasse domino Ade de Shareshulle militi omne ius & clamium quod habeo, habui seu aliquo modo habere potero in sexdecim solidatis annualis redditus exeuntibus de illo mesuagio quod Reginaldus le Deighere & Agnes uxor eius inhabitant in suburbio Oxonie extra portam orientalem & quod iidem Reginaldus & Agnes tenent ad totam uitam eorumdem per seruicium redditus predicti; et eciam remisisse, relaxasse & omnino pro me & heredibus meis imperpetuum quietum-clamasse dicto domino Ade omne ius & clamium quod habeo, habui seu aliquo modo habere potero in predicto mesuagio & in una placia terre cum pertinenciis, que quidem placia iacet ad capud australe mesuagii predicti & se extendit a racca que quondam fuit Willelmi de Hadele de Oxonia, deighere, usque ad fossatum vocatum Parys Dich & continet in latitudine quinque perticas & tres pedes & in longitudine nouem perticas, pertica continente sexdecim pedes cum dimidia pedis sancti Pauli; ita uero quod nec ego predictus Iohannes nec heredes mei nec aliquis alius nomine meo seu heredum meorum aliquid iuris seu clamii in predicto redditu, mesuagio & placia terre cum pertinenciis exigere poterimus seu poterit in futurum aut uendicare quouismodo, set ab omni accione iuris & clamii simus exclusi in perpetuum per presentes. In cuius rei testimonium huic presenti scripto sigillum meum apposui. Hiis testibus, Simone de Gloucestria tunc maiore Oxonie, Iohanne de Nortone & Ade de Tershawe tunc balliuis eiusdem uille, Willelmo de Burcestre, Ricardo Cary, Andrea de Wurmenhale, Iohanne filio Willelmi Bost, Willelmo de Haddele, Rogero Pyron & aliis. Dat' apud Oxoniam die Lune proxima post festum Inuencionis sancte Crucis anno regni regis Edwardi tercii post conquestum undecimo.

57.

[Adam de Shareshulle grants it to the Hospital.]

S. Peter in E. 50 B May 26, 1337

Sciant presentes & futuri quod ego Adam de Shareshulle miles dedi, concessi & hac presenti carta mea confirmaui fratri Ade de Lodbroke, magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem hospitalis sexdecim solidatas annualis redditus cum pertinenciis exeuntes annuatim de illo mesuagio quod Reginaldus le Deighere & Agnes uxor eius inhabitant in suburbio Oxonie extra portam orientalem & quod iidem Reginaldus & Agnes nuper de me tenuerunt ad totam uitam eorundem per seruicium redditus predicti. Dedi eciam & concessi eisdem magistro & fratribus unam placiam terre cum pertinenciis continentem in latitudine quinque perticas & tres pedes & in longitudine nouem perticas, pertica continente sexdecim pedes cum dimidia [*sic*] pedis sancti Pauli, iacentem ad capud australe mesuagii predicti que se extendit a racta [*sic*] que quondam fuit Willelmi de Haddele de Oxonia deighere usque ad fossatum vocatum Parys Dych cum libero introitu & exitu per medium mesuagii predicti, quocienscumque & quandocumque de die predictis magistro & fratribus & eorum successoribus ac assignatis licuerit, simul cum mesuagio predicto post mortem predictorum Reginaldi & Agnetis cum acciderit; quod quidem mesuagium nuper habui ex dono & feoffamento predicti Willelmi de Haddele, qui me & Iohannem de Bibury & Iohannem de Couele coniunctim inde feoffauit; qui quidem Iohannes & Iohannes in seisina mea totum ius inde michi relaxauerunt & quietumclamauerunt; percipiendum annuatim predictum redditum annualem ad quatuor anni terminos usuales in Oxonia equis porcionibus de mesuagio predicto durante uita predictorum Reginaldi & Agnetis seu alterius eorum diucius uiuentis; ac eciam habendam & tenendam predictam placiam terre cum pertinenciis simul cum predicto mesuagio post mortem predictorum Reginaldi & Agnetis cum acciderit in liberam, puram & perpetuam elemosinam quietam ab omni onere, exaccione & demanda seculari predictis magistro & fratribus hospitalis predicti & eorum successoribus ac assignatis imperpetuum. Et ego predictus Adam & heredes mei predictam placiam terre cum pertinenciis simul cum predicto mesuagio post mortem predictorum Reginaldi & Agnetis cum acciderit prefatis magistro & fratribus & eorum successoribus ac assignatis contra omnes gentes warantizabimus imperpetuum. In cuius rei testimonium huic presenti carte mee sigillum meum apposui; hiis

testibus, Simone de Gloucestria tunc maiore Oxonie, Iohanne de Nortone & Ade [*sic*] de Tersshawe tunc balliuis eiusdem uille, Willelmo de Burcestre, Ricardo Cary, Andrea de Wurmenhale, Iohanne filio Willelmi Bost, Willelmo de Haddele, Rogero Pyron & aliis. Dat' apud Oxoniam die Lune in festo sancti Augustini Anglorum apostoli anno regni regis Edwardi tercii post conquestum undecimo.

58.

[Adam de Shareshulle appoints an attorney to give seisin.]

S. Peter in E. 60 May, 1337

Nouerint uniuersi me Adam de Schareshulle militem assignasse & loco meo posuisse dilectum michi in Cristo Iohannem le Gay uerum attornatum meum [ad dandum][1] fratri Ade de Lodbroke magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & confratribus hospitalis seysinam de sexdecim solidis annui redditus cum pertinenciis exeuntibus de uno mesuagio quod Reginaldus le Deyghere & Agnes uxor eius inhabitant in suburbio Oxonie extra portam orientalem ac eciam de una placea terre eidem mesuagio iacente [*sic*] ex parte australi; habendum & tenendum & percipiendum predictum redditum annualem & placeam predictam simul cum mesuagio predicto post mortem dictorum Reginaldi & Agnetis cum accederit [*sic*] eidem magistro & confratribus hospitalis predicti & eorum successoribus imperpetuum prout in carta mea eis inde confecta plenius continetur, ratum & gratum habiturus quicquid predictus Iohannes attornatus meus egerit in premissis. In cuius rei testimonium has litteras meas sigillo meo signatas eidem Iohanni fieri feci patentes. Dat' Oxonie die [ ] proxima post festum sancti Augustini episcopi [*sic*] Anglorum: anno regni regis Edwardi tertii post conquestum u[ndeci]mo.

8. Domus Bix.

The Hospital received a rent of 20*d.* a year from a house which is called *domus Bix* in the rentals, or *domus quondam Radulfi Bix*. Its situation is a little uncertain. All the rentals before 30 Ed. III place *domus Bix* before *domus Pille* and *aula Pille*, as though it were to the east of them; but all the later rentals place it after them; and it is fairly evident that it was to the west of the tenements of Pille; for in the rental of 1389 it is described as 'hard by the gateway of St. Frideswide', and from the year 1385 it was held by the Prior of St. Frideswide. There is

[1] The deed is decayed; the letters within brackets are guessed.

no charter in the *Cartulary of St. Frideswide* to show how the Priory acquired it, nor is there at the Record Office any *Inquisition ad quod damnum* about St. Frideswide's in or near the year 1385; but it is well known that many inquisitions have been lost. It is therefore quite possible that the house was given to St. Frideswide's in 1385, and united with the adjacent house which had long been the property of that Priory; for its later history see no. 60.

The following deed refers to *domus Bix*; in 1253 Andrew Halegod gave to the Hospital a rent of 20*d.* from the house of William le Bike (no. 518).

59.

[Henry Inge sells to Andrew Halegod a rent of 20 d. on the house of William Bike.]

S. Peter in E. 28 B c. 1235

Sciant uniuersi quod ego Henricus Inge concessi & quietum clamaui pro me & heredibus meis Andree Halegod & heredibus suis uel suis assignatis omne quod habui uel quod habere potui in tenemento illo cum pertinenciis quod Willelmus Bike de me tenuit pro uiginti denariis per annum; quod tenementum est inter terram Reginaldi le Hare & terram Roberti Capeler extra portam orientalem Oxonie, saluo tamen ut Willelmus Bike & heredes eius teneant hereditarie de predicto Andrea & de heredibus eius sicut de me tenuerunt, scilicet pro uiginti denariis per annum reddendis ad duos terminos, scilicet ad festum sancti Michaelis decem denarios & ad festum sancte Marie in Marcio decem denarios pro omni seruicio. Pro hac autem concessione & quietaclamatione predictus Andreas dedit michi uiginti solidos sterlingorum. Et ne hec predicta obliuioni tradantur, huic scripto sigillum meum apposui, hiis testibus, Petro filio Turoldi [ ] Oein, Laurentio Halegod, Pentecoste, Ricardo Molendinario, Gileberto Caretario, Nicholao Wistle, Rogero [ ], Iohanne [ ], Willelmo Burgeis & aliis.

9. A Rent of 2*s.* from a house of the Prior of St. Frideswide.

In the *Cartulary of St. Frideswide* (vol. i, pp. 376, 377) we learn that about the years 1210–30 the Priory obtained a house between Nicholas Wistle, and Simon, son of John, on which there was a rent of 2*s.* due to the Hospital of St. John. The house was at the north end of Rose Lane, and to harmonize the details which we obtain in various charters it is necessary to assume that it lay behind *domus Bix*. It must have been united with *domus Bix* about 1385. At the dissolution of the monasteries

this property passed into the hand of William Standish (see no. 60) who gave it to Magdalen College in 1557.

60.

[Richard Curwen and John Hudson grant to William Standish and Edward Fetteplace two messuages once the property of King Henry the Eighth's College.]

[Richard Curwen of Michelane, Lancashire, gent., and John Hudson of Warton, Lancashire, 'yoman', having obtained from Philip and Mary by letters patent of Sept. 2, in the fourth and fifth years of their reigns, two tenements with shops, cellars, and solars lately in the occupation of Thomas Arden, [*blank*] Thaker, and Thomas Rawlens, once parcel of the possessions of the King's College, in as full manner as they came into the hands of Henry VIII, sell them for twenty marks to William Standyshe of Oxford and Edward Fetteplace of London; Sept. 3, 4 and 5 Phil. & Mary.]

S. Peter in E. 31 A Sept. 3, 1557

61.

[Standish and Fetteplace grant the tenements to Magdalen.]

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit, Willelmus Standisshe de ciuitate Oxonie generosus et Edwardus Fetiplace de London generosus salutem in domino sempiternam. Sciatis nos prefatos Willelmum Standisshe et Edwardum Fetiplace dedisse, concessisse et hoc presenti scripto nostro confirmasse Arthuro Cole presidenti collegii beate Marie Magdalene in Uniuersitate Oxon et scholaribus eiusdem collegii omnia illa duo tenementa nostra ac omnia shopas, cellaria, solaria et easiamenta nostra quecumque eisdem tenementis seu eorum alteri pertinentia cum pertinenciis situatis et existentibus in ciuitate Oxonie in comitatu Oxonie modo uel super in separabilibus [*sic*] tenuris siue occupationibus Roberti Arden, [*blank*] Thaker et Thome Rawlins, ac nuper parcellam terrarum et possessionum nuper collegii regalis, in Academia Oxonie existentia, adeo plene, libere et integre ac in tam amplis modo et forma prout nos predicta tenementa cum pertinenciis habuimus et perquisiuimus de Richardo Curwen de Michelane in comitatu Lancastrie generoso et Iohanne Hudson de Warton in eodem comitatu Lancastrie yeoman, ut per cartam Richardi Curwen et Iohannis Hudson nobis inde confectam & gerentem datum tercio die Septembris annis regnorum Philippi et

S. Peter in E. 30 C Nov. 18, 1557

Marie dei gracia regis et regine quarto et quinto plenius liquet et apparet; habendum, tenendum et gaudendum predicta tenementa cum pertinenciis prefatis presidenti et scholaribus collegii beate Marie Magdalene in Uniuersitate Oxonie et successoribus suis imperpetuum ad proprium opus et usum prefatorum presidentis et scholarium collegii beate Marie Magdalene in Uniuersitate Oxonie et successorum suorum imperpetuum, tenendum de dictis dominis rege et regina ac de heredibus et successoribus eiusdem domine regine ut de manerio suo de Estgrenewiche in comitatu Kancie per fidelitatem tantum in libero soccagio et non in capite pro omnibus redditibus, seruiciis et demandis quibuscumque. [They appoint Robert Arden, gent., and William Gilbert, gent., to be their attorneys to give seisin.] Dat' decimo octauo die Nouembris annis regnorum Philippi et Marie dei gracia regis et regine Anglie, Hispaniarum, Francie, utriusque Sicilie, Hierusalem, et Hibernie, fidei defensorum, archiducum Austrie, ducum Burgundie, Mediolani et Brabantie, comitum Haspurgi, Flandrie et Tirolis quarto et quinto.

62.

[Magdalen College grants to Robert Perkyns a lease of the College property between Rose Lane and the Bridge.]

S. Peter in E. 1 C Oct. 10, 1469

Hec indentura facta inter magistrum Willelmum Tybard, presidentem collegii sancte Marie Magdalene extra portam orientalem Uniuersitatis Oxonie, & eiusdem collegii socii & scolares ex parte una & Robertum Perkyns de Oxonia pandoxatorem & Agnetem uxorem eius ex parte altera testatur quod predicti presidens & scolares ex eorum unanimi consensu concesserunt, tradiderunt & ad firmam dimiserunt predictis Roberto & Agneti totum illud tenementum eorum cum gardino & uno clauso adiacente in parochia sancti Petri extra dictam portam cum omnibus aisiamentis, libertatibus & proficuis, in terris & aquis & omnibus aliis iuribus eidem tenemento pertinentibus siue spectantibus; quod quidem tenementum situatum est inter tenuram Prioris & Conuentus sancte Frideswide ex partibus occidentali & australi et altam viam regiam ex parte boreali; necnon unam acram prati cum pertinenciis per sortem in prato vocato Couley mede; habendum & tenendum predictum tenementum cum gardino & uno clauso adiacente cum omnibus aisiamentis, libertatibus & proficuis, in terris & aquis & omnibus aliis iuribus eidem tenemento pertinentibus sive spectantibus prefatis Roberto & Agneti, heredibus & assignatis

suis a festo sancti Michaelis archangeli ultimo preterito ante datam presencium usque ad finem sexaginta annorum extunc proximo sequencium & plenarie complendorum absque aliquo uasto inde faciendo; reddendo inde annuatim prefatis presidenti, sociis & scolaribus de claro uiginti sex solidos & octo denarios sterlingorum ad quatuor anni terminos principales et usuales equis porcionibus. Et dicti Robertus & Agnes, heredes & assignati sui bene & sufficienter reparabunt, sustentabunt & manutenebunt predictum tenementum cum clausuris ac cetera omnia necessaria tenemento pertinentia termino perdurante dicte dimissionis sumptibus suis propriis & expensis, et in fine termini predicti bene & sufficienter reparata dimittent, saluo quod predicti presidens & scolares & eorum successores per idem tempus inuenient grossum meremium, lapides & terram sine uectura eorumdem pro reparacione predicta, necnon germina ac uitulamina, quando necesse fuerit pro clausuris & sepibus ibidem plantandis in renouacionem earundem; ac bene licebit prefatis presidenti & scolaribus vel eorum attornato omni anno quando eis placuerit in dicto tenemento intrare ad superuidendum reparaciones ibidem quando necesse fuerit. [The owners may reoccupy the premises, if the conditions are not observed; clauses of warranty and sealing.] Dat' decimo die Octobris anno regni regis Edwardi quarti post conquestum nono.[1]

63.

[Leases of the Noah's Ark.]

This indenture made the last day of June in the 20th year of the reign of king Hen. VIII [1528] 'witnessyth that Thomas Knolles &c. have dymysed, graunted and to ferme letten unto Robert Dewhurst coke their tenement with a close, lying next a tenement of the cardinal's college of the west and abutteth towards the eest of Oxford of the eest part and of the south part of the cardynall's college'; to have &c. unto the end of xx yeres: yielding &c. yearly lxs. 'And the seid Robert and hys assignes shal duryng the sayd terme kepe clene the allmesse howse of the colege and washe the shetys perteynyng to the seyde allmesehouse and let in and oute such indigent pore peple that shall fortune to come thyther to lye and in there seknesse to cause the sayd pore peple to be kept as they ought to be and to open the dore of the sayd house at al suche tymys and howers by day

Physic Garden Ledger B. 102

[1] Endorsed in a late hand 'A lease of M^ris Finkes house'. Mrs. Fynke held the Noah's Ark in 1613.

and by nyght as shalbe thought convenient and necessary by the forseyd presydent and scollers and to se kept savely all suche beddys, coverledds, shettys and other necessaryes that shalbe provyded for the seyd pore peple there, and also to washe honestly the aulter clothys of the chapell of the college and albys, aulter towellys and other perteyninge to the same, all tabull' clothys, table napkyns, towellys that shall perteyne to the college buttery for the felowes of the colege and their successors only and make answere for them to the bursars of the same college beyng and to ther butler and yf any of them fortune to be lost or hurt by the neclygence of the seyd Robert or hys assygnys to pay for them by the discrecion of the bursars of the same college for the tyme beyng as they shal thynke them to be worth; and the said Robert and hys assignys to have and perceyve annually of the bursars for the tyme being for the premisses £4 13*s.* 4*d.* of goode and lawful money, that ys to say for kepyng and washyng of the shets of the pore peple of the allmessehouse 60*s.* and for the washyng of the clothis perteynyng to the college buttery and weyshyng of the clothys perteyning to the church 33*s.* 4*d.*' [The College may distrain for their rent of £3.]

Ledger B. 211 A similar lease Jan. 20, 31 Hen. VIII [1540] to Evan Kellwey in the same words.

D. 193 Dec. 19, 2 Ed. VI [1548]; a lease to Evan Kellwey, yoman, of the same tenement with 6½ acres in a meadow called Wyllzey, one piece being of 4½ acres and 'called Bell Powle Ham and the other two acres are in the longest part of the said mede' with all commons and fishings; for 20 years; rent £3 and 16*s.*; the deed continues as above.

E. 52 Dec. 4, 1 Mary [1553]; a lease to Robert Arden of a house and meadow as above; 20 years; rent £3 and 16*s.*; and the office of washing as above.

F. fol. 57 July 24, 2 Eliz. [1560]; lease to Robert Arden, gent., of a house and meadow as above 'together with a cottage on the west part of the said house, which cottage the President and schollers have of the grant and release of William Standishe and Edward Fetiplace', and a close lying next the lane leading into Christ Church on the west part, having land of Christ Church on the south; also 4½ acres of ley ground in Marston in a field called Paget; 20 years; rent £3 for the tenement and close, 6*s.* 8*d.* for the cottage, 16*s.* for the meadow, 1*s.* for the 4½ acres in Paget; and the office of washing as above.

G. fol. 7 June 23, 24 Eliz. [1582]; lease to Nicolas Gybbard, bachelor of

physicke; 20 years; rent 45*s.* 9*d.* and two quarters of wheat; and the office of washing as before. **Ledger**

34 Eliz. [no month]; his lease is renewed; 20 years; rent £4 3*s.* 8*d.*; and the office of washing. **H. 21**

July 24, 36 Eliz. [1594]; a lease to Jane Gibbard, widow of Nicholas; 20 years; rent, &c., as before. **H. 94**

Dec. 18, 43 Eliz. [1600]; a lease to William Fynke, yeoman, of the tenement and cottage; 40 years; rent 46*s.* 8*d.*; without the office of washing or the close. **J. 9**

Dec. 5, 5 Jac. [1607]; his lease is renewed; 40 years; rent 46*s.* 8*d.* **J. 235**

Aug. 22, 11 Jac. [1613]; a lease to Jane Fynke, widow; 40 years; rent 46*s.* 8*d.* **J. 494**

July 27, 19 Jac., 1621; a lease to Humphrie Ellys, gent.; 40 years; 46*s.* 8*d.* **K. 265**

July 27, 3 Car., 1627; a lease to Humphrie Ellis, gent.; 40 years; 46*s.* 8*d.* **L. 172**

June 28, 1652; a lease to Latimer Crosse, gent.; 40 years; 46*s.* 8*d.* **O. 289**

Dec. 29, 14 Car. II, 1662; a lease to Joshua Crosse, doctor of laws; 40 years; 46*s.* 8*d.* **P. 397**

Jan. 13, 23 Car. II, 167½; his lease is renewed; 40 years; 46*s.* 8*d.* **Q. 298**

Dec. 5, 1 Jac. II, 1685; a lease to Robert Long, esq.; 40 years; 46*s.* 8*d.* **S. 285**

July 30, 1 Ann, 1702; a lease to Latimer Crosse of Corsham, Wilts., clerk; it is now divided into three tenements; 40 years; 46*s.* 8*d.* **T. 685**

Aug. 6, 3 Geo. I, 1716; his lease is renewed; 40 years; 46*s.* 8*d.* **W. 631**

Dec. 6, 5 Geo. II, 1731; a lease to Robert Hale, victualler; heretofore Dr. Cross and Robert Long; 40 years; 40*s.* 8*d.* (*sic*). **Y. 227**

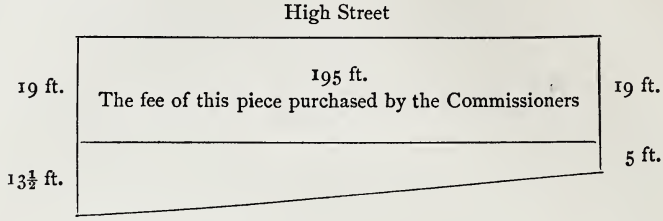
Aug. 6, 19 Geo. II, 1745; a lease to Francis Berry, gent.; Thomas Hine, victualler, occupies part of the tenement; it is named the Noah's Ark; 40 years; 40*s.* 8*d.* **AA. 113**

Aug. 6, 33 Geo. II, 1759; a lease to Richard Berry, gent.; 40 years; 40*s.* 8*d.*, with a note that according to old leases the rent should be 46*s.* 8*d.* **CC. 602**

Aug. 6, 14 Geo. III, 1774; his lease is renewed; part of the tenement is occupied by Sarah Hine, victualler; 40 years; 46*s.* 8*d.* **EE. 563**

Oct. 13, 1797; in accordance with the powers granted by the Act **A. 81**

of 11 Geo. III for amending mileways, &c., the College sells to the Commissioners of the Oxford Paving appointed by virtue of that Act, for the sum of £94, a piece of void ground fronting the inn called the Noah's Ark, 195 ft. E. to W., and 19 ft. at each end, whereon messuages lately stood, which have been taken down for the purpose of widening the street.



64.

[Leases of the Physick Gardens.]

Physick Gardens Ledger K. 276 — July 28, 19 Jac., 1621, an indenture by which Magd. Coll. demises to the University a close or meadow containing by estimation 5 acres, having a lane called Trinitie Lane W., Charwell S., the bridge E., lands of Ch. Ch. towards the W., together with a parcel of garden belonging to the tenement now in the occupation of Humphry Ellis, except and reserved a part of the said close near the barne of the said Humphry, extending 5 yards eastward and running from the street southward to the wall that is to be built, and another parcel of the close lying between the garden of the said Humphry and Trinity Lane, that is to say all the ground outside his garden and outside the wall that is to be built as far as the gate that is to be built about the midst of the west wall; 20 years; rent £1.

M. 191 — April 17, 1637; this lease is renewed without fine; 20 years; rent 13*s.* 4*d.*, 4 bushels of wheat and 5 bushels of malt, being in all the old rent of £1.

P. 106 — Dec. 31, 1658; the lease is renewed; 20 years; same rent: 'without any fine'.

Q. 269 — Aug. 5, 1671; renewed: 'without any fine'.

S. 744 — Aug. 6, 1691; renewed: 'without any fine'.

W. 236 — Aug. 6, 1711; renewed: 'without any fine'.

X. 291 — Dec. 6, 1722; renewed: 'without any fine'.

Y. 75 — Dec. 6, 1729; renewed: 'without any fine'.

	Ledger
Dec. 6, 1736; renewed: 'without any fine'.	Z. 14
Dec. 6, 1765; renewed: 'without any fine'.	DD. 178
Dec. 6, 1772; renewed.	EE. 323
Dec. 6, 1779; renewed.	FF. 398
Dec. 6, 1786; renewed.	GG. 439
Dec. 6, 1793; renewed.	HH. 516
Dec. 6, 1800; same words.	A. 214
Dec. 6, 1807; same words.	C. 48
Dec. 6, 18 (*sic*); same words.	G. 31
May 15, 1857; same words.	G. 233

65.

[A Lease of the Physick Garden.]

S. Peter in E. 33 E Apr. 17, 1637

An indenture, dated Apr. 17, 13 Car. I, by which Magdalen College 'towards the furthering of the great and worthy work which the Rt. Hon. Henry, Earle of Danby hath already begun', grants to the University a lease of a close or meadow ground containing by estimation five acres 'scituate betweene the common sewre comeing from the citty of Oxon on the North, a branch of the river of Charwell on the East and South partes, and the lane called Trinitie lane leading unto Christ Church, and a ditch deviding the premisses from the lands belonging to Christ Church on the west parte, on parte whereof the said Earle hath erected faire and costly walles for a phisicke garden, except and alwayes reserved out of this present demise the messuage, barne, garden, curtilage, and backsides now in the occupation of Humphry Ellis, and all the ground lyeing without the said walls of the said garden on the west side thereof from the west gate of the said walls unto the garden of the said Humphry, and also the ground without the said walls on the north side thereof from the meates and bounds theare placed, viz. from the mark in the wall being 37 foote from the greate gate of the said garden unto a stone placed in the common sewre next the street and so unto the barn and backside now in the possession of the said Humphry, with free passage to the said excepted premises through the way leading from the high street unto the said greate gate'; to hold for 20 years; rent 13*s.* 4*d.*, and 4 bushels of wheat and 5 bushels and 1½ pecks of malt. The College promises to renew the lease on the same terms and without fine 'as often as they be required'.

10.

The rentals show that the Hospital received 2*s*. a year for the road which led to the grange of St. Frideswide, standing at the south end of Rose Lane. The *Cartulary of St. Frideswide* (vol. i, p. 374) informs us that the Priory acquired from Alexander de Shaftesbury and Agnes his wife a strip of land to make a road to the grange, but there is no mention of a rent reserved. The house of Alexander of Shaftesbury afterwards passed into the possession of the Hospital, and it is possible that the Priory acquired from the Hospital some land to widen the road at a rent of 2*s*. a year, but there is no deed to that effect among the muniments at Magdalen or in the Cartulary of St. Frideswide.

11.

All the land from Rose Lane to East Gate belonged to the Trinitarian Friars. Towards the end of 1292 an inquisition was held whether Edmund, Earl of Cornwall, might be allowed to give this land to the Trinitarians; it was stated to be 234 feet wide at its north end, and 468 feet from north to south, and to be the property of the Hospital of St. John. The last statement is not accurate; only two out of nine houses belonged to the Hospital; but all tenements without East Gate owed suit of court to the Hospital. In the Hundred Rolls[1] we learn that in 1279 the Earl of Cornwall held nine houses outside East Gate, of which the fifth and ninth from East Gate had been bought from the Hospital. The latter was obtained by the Hospital from Stachia de Shaftesbury, of whom also we hear in the *Cartulary of St. Frideswide*, vol. i, p. 374; the former was obtained from the widow of Roger del Ake. A quitrent of a pound of incense was paid by the Trinitarians to the Hospital.

66.

[Stachia, daughter of Alexander, grants and quitclaims a messuage and a portion of Paris Mead.]

S. Peter in E. no. 64 Cart. fol. 3v Mich. 1251–Mich. 1252

Sciant presentes & futuri quod ego Stachia filia Alexandri de Sceftesbyrie dedi, concessi & quietum clamaui & hac presenti carta mea confirmaui pro me & heredibus meis totum ius meum quod habui uel habere potui in mesuagio cum pertinentiis, quod mesuagium aliquando fuit maritagium matris mee, & iacet inter domum Willelmi Ioye uersus occidentem & portam prioris sancte Fredeswyde itineris uersus orientem, cum prato pertinente, quod pratum uocatur Paris,

[1] *Hundred Rolls*, ii. 799.

uersus orientem itineris, quod iter ducit ad orea sancte Fredeswyde, pro salute anime mee & antecessorum meorum & successorum deo & sancte Marie & hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem deo seruientibus in puram & perpetuam elemosinam absque aliquo retenemento mei uel heredum meorum in perpetuum; habendam & tenendam [*sic*] dictis fratribus & eorum successoribus pro me & heredibus meis dictum mesuagium cum dicto prato & omnibus pertinentiis libere, quiete, bene, in pace absque omni seculari seruitio, exactione & demanda, sicut aliqua elemosina liberius & quietius dari uel quietum clamari possit. Ego uero Stachia & heredes mei dictum mesuagium cum dicto prato & omnibus pertinentiis dictis fratribus & eorum successoribus contra omnes homines & feminas warantizabimus, adquietabimus, & defendemus in perpetuum. Et ut hec mea donatio, concessio, quieta clamatio & carte mee confirmatio rata & stabilis permaneat, huic scripto sigillum meum apposui. Hiis testibus, domino Nicholao de Hanrede tunc uicecomite Oxonie, Adam Feteplace tunc maiore Oxonie, Nicholao de Kyngestone, Iohanne Curci tunc prepositis Oxonie, Waltero Aurifabro, & Galfrido fratre eius, Henrico Yngke, Rogero le Bolter, & Rogero filio eius, Waltero Kepharme, Willelmo le Prute, Willelmo Ioye, & aliis.[1]

67.

[Philip Clericus, who had obtained the house from the Hospital, surrenders it for another.]

S. Peter in E. no. 63 Cart. fol. 4r Mich. 1271–Mich. 1272

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Philippus clericus, filius Walteri Mercatoris Oxonie, salutem in domino sempiternam. Noueritis me concessisse, remisisse, & omnino quietum clamasse imperpetuum pro me & heredibus meis uel assignatis omne ius & clamium quod habui uel quod habere potui magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie in toto tenemento cum omnibus pertinentiis quod habui ex dono dictorum magistri & fratrum quod est situm inter uiam prioris sancte Frithes-wide & terram que fuit Willelmi Ioye; habendum & tenendum dictis magistro & fratribus & eorum successoribus libere, quiete, bene & in

[1] In the Cartulary in a hand of the fifteenth century there is a note 'Nota bene quod Prior sancte Fredeswide clamat per dictam Staciam & Alexandrum patrem suum'. Numbers 66 and 67 are tied together. At the foot of 66 is 'Transcrib''. Seal, green, pointed oval, a fleur-de-lis, $1\frac{3}{8}$ in. × $\frac{7}{8}$ in., S' STACIE FILIE ALEXANDRI.

pace dictum tenementum cum omnibus pertinenciis: ita scilicet quod ego nec heredes mei uel assignati uel aliquis pro me uel per me aliquid iuris uel clamii in dicto tenemento de cetero poterimus exhigere. Pro hac autem concessione, remissione, & quieta clamatione predicti magister & fratres dederunt michi & heredibus meis totum tenementum cum omnibus pertinentiis quod fuit quondam Ricardi de Walingford[1] in escambium, & est situm inter terram Roberti le Marescalle & terram Iohannis le Couper in parochia sancti Petri in oriente extra portam orientalem Oxonie. Et ut hec mea concessio, remissio, & quieta clamacio rata & stabilis in perpetuum permaneat huic presenti scripto sigillum meum apposui. Hiis testibus, Nicholao de Kyngestona tunc maiore Oxonie, Henrico Oeyn, Elia le Coylter tunc prepositis, Stephano Ligatore, Willelmo Pille, Iohanne le Marescal, Gileberto Capellario & multis aliis.[2]

68.

[Roger, son of Ailwin the Turner, grants land to Roger of Noke.]

S. Peter in E. 3 C c. 1225

Sciant presentes & futuri quod ego Rogerus filius Alwyni Thornarii concessi & dimisi & liberaui & hac presenti carta mea confirmaui Rogero de Ake & Matildi uxori eius totam terram meam extra portam orientalem Oxonie uersus austrum, que iacet inter terram que fuit Willelmi Log & terram que fuit Willelmi Redulf, uidelicet centum & quinquaginta ulnas regis ferreas in longitudine & octo ulnas regis ferreas in latitudine cum pertinenciis; habendam & tenendam de me & heredibus meis, illis & heredibus suis, libere & quiete, ita scilicet quod quiuis eorum uel qui diucius superstes extiterit dictam terram cum pertinenciis possit dare uel uendere uel assignare uel quoquomodo uoluerit alienare, reddendo inde michi & heredibus meis, illi & heredes eorum uel assignati quatuor solidos & unum denarium ad quatuor terminos anni pro omni seruicio, exactione & demanda, scilicet ad festum sancti Michaelis xii d., ad Natiuitatem [*sic*] Domini xii d., ad festum sancte Marie in Marcio xii d., ad festum sancti Iohannis Baptiste xiii d.; et ego Rogerus predictus & heredes mei warantizabimus prenominatam terram cum pertinenciis predictis Rogero & Matildi uel illi qui de ipsis diucius superstes extiterit, uel heredibus

[1] See no. 88.

[2] At the foot 'Transcrib'. Seal, green, pointed oval, 1 in. × $\frac{3}{4}$ in., an ox above water facing to the right with a tree behind, and apparently a man's head with a close fitting cap above the ox. SIGILLVM FILIPPI DE OXONIA.

suis uel assignatis contra omnes mares & feminas. Pro hac uero concessione & dimissione & liberacione & carte mee confirmacione dederunt michi predicti Rogerus & Matildis duas marcas sterlingorum in gersumam. Et ut predicta robur optineant scripto presenti sigillum meum apposui; hiis testibus, Roberto Waldri, Hernisio fratre meo, Henrico fratre meo, Rogero Petith, Ada Waldri, Iohanne Kepharm, Reginaldo Kepharm, Petro de Wyntonya, Iohanne Mocche, Waltero Thoui & multis aliis.

69.

[Matilda, widow of Roger of Noke, grants it to the Hospital.]

S. Peter in E. no. 60 A Cart. fol. 2v ? Mich. 1241–Mich. 1242

Sciant presentes & futuri quod ego Matildis relicta Rogeri del Ake in mea ligia uiduitate & plenaria potestate dedi & dimisi & hac presenti carta mea confirmaui hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci deo seruientibus & pauperibus ibidem languentibus intuitu caritatis & pro salute anime mee & predicti Rogeri uiri mei totum illud mesuagium cum omnibus pertinentiis suis quod est inter terram que fuit Willelmi Log & terram que fuit Willelmi Redulf extra portam orientalem Oxonie & totum ius & clamium quod in illo mesuagio habui uel habere potui pro me & heredibus meis in perpetuum quietum clamaui; habendum & tenendum sibi & eorum successoribus in perpetuum libere, quiete & integre, faciendo inde seruitium capitali domino illius feodi quod ei exinde debetur pro omni seruitio, exactione, & demanda michi uel heredibus meis pertinentibus. Ut igitur hec omnia predicta firma & stabilia permaneant, hoc presens scriptum sigilli mei impressione corroboraui; hiis testibus, Laurentio With, Hugone Faue tunc prepositis Oxonie, Laurencio Log, Adam Wistle, Iohanne Bigod, Rogero le Bolter, Willelmo Superbo, Willelmo Chise & aliis.[1]

III. ST. PETER IN THE EAST; OUTSIDE EAST GATE; NORTH SIDE. 70–153.

Before the end of the fourteenth century the Hospital owned all the land from the Cherwell to Long Wall, except one shop which was acquired by Magdalen in 1465 (see no. 111). The buildings of the Hospital, as erected by Henry III, extended westward as far as what is now the porter's lodge. This is evident from the rentals

[1] At the foot 'Transcrib'.

of 1478–84, which show that at that time Magdalen Hall was erected on the site of four tenements, of which the easternmost is often described as being 'next to the great gate of the Hospital', and pictures and plans of Magdalen Hall show the gate of Magdalen College between Magdalen Hall and the President's house, no doubt on the site of the gate of St. John's Hospital. It is impossible to say what stood on the site of the Hospital before 1235. Deed no. 71 says that buildings were destroyed to make a site for the gateway and chapel; and deed no. 75 mentions a tenement which must have been on the site of the gateway. Farther to the east was the garden of the Jews given by the king under deed 73; and if, as seems possible, the grant of Hugh de Malaunay included a farm-house or manor house with a moat (see no. 148) there was probably an entry to it between the garden of the Jews and the Cherwell.

The line of the houses from Long Wall to the Hospital was approximately where the St. Swithun's New Buildings now stand. It seems probable, therefore, that when the king erected his buildings about 1230–5, he pushed the front forward to the edge of the public road.

1. The Grant of Hugh Malaunay.

Hugo de Malaunay, or de Malo Alneto, was granted the Manors of Chalgrove and Rycote, once held by Peter Boterel, being of the Honour of Wallingford, by John Count of Mortein, who held that Honour. The deed is preserved in the Cartae Antiquae (Q. 19) at the Record Office. By the following deed all the property at Oxford which belonged to this fee was given by him, or rather sold, to the Hospital of St. John, which was already in existence. Not only was it customary for a manor in the county to have one or more houses in Oxford attached to it, but some manors had in addition an extent of meadow-land in the vicinity of Oxford. Thus Robert D'Oyley and Roger d'Ivri each had one half of the island of Oseney, and Geoffrey de Clinton, lord of Glympton, gave to Oseney a hide of land called Langney, lying to the west of Oseney. In like manner the meadow called Aston's Eyt, through which the new mouth of the Cherwell has been cut, was attached to the manor of Lewknor. From the following deed, and from the entries in the rentals, we learn that Hugo de Malaunay had a similar estate which must have comprised The Grove, and the meadow once known as Cowlake or Great Mead, now known as the meadow within Addison's Walk. That this meadow was part of Malaunay's gift is proved by entries in the rentals that the Hospital of St. John paid a quitrent of ten shillings to the manor of Chalgrove for the meadow called Great Mead; and that The Grove was

also part of the gift may be concluded from the fact that the original buildings of the Hospital were in The Grove facing the town wall (see no. 351), and this deed would not have been entered first in the Cartulary, and Malaunay would not have been reckoned as the founder (see no. 14) unless the site of the buildings was part of his gift. How much more was included we do not know ; but the Hospital had many rents in Oxford about which we have no charters, and Malaunay may have been the giver of them. He died in 1222 (*Exc. e. rot. fin.*, p. 79), and Peter his son and successor died towards the end of 1226 (*Cal. of Pat. Rolls*, p. 91). Thereupon the manor of Chalgrove escheated to the king, who at that time held the Honour of Wallingford, and in this way the patronage or advowson of the Hospital of St. John passed into the hands of the king.

Malaunay was not founder of the Hospital in the sense that he originated it, for it existed as early as 1170 or 1180, but he was founder in the sense of giving the freehold on which the buildings stood.

70.

[Hugo Malaunay grants to the Hospital all his property in Oxford within and without the walls.]

S. Peter in E. Cart. fol. 1r 1191–9

Uniuersis sancte matris ecclesie filiis presentibus & futuris Hugo Malaunay salutem in domino. Noueritis uniuersi quod ego dedi & concessi & liberaui & hac mea carta confirmaui deo & herebergerie hospitalis sancti Iohannis Baptiste site extra portam orientalem Oxenefordie & fratribus ibidem deo seruientibus pro salute anime mee & pro salute animarum patris & matris mee & omnium parentum meorum predecessorum & successorum in puram & liberam & perpetuam elemosinam totam terram & omnia tenementa intra burgum Oxenefordie & extra que Petrus Boterel tenuit die qua fuit uiuus & mortuus; de quibus scilicet dominus Iohannes, comes Moretein, inuestitus & insaisitus fuit die qua dominus Ricardus rex Anglie & Philippus rex Francie ceperunt iter peregrinationis sue eundi uersus Ierusalem, & idem comes Iohannes dedit michi in pratis, in pascuis, in gardino, in aquis, in piscariis, in uiis, in semitis, in chiminis, & in omnibus aliis rebus & in omnibus pertinentiis & in omnibus libertatibus preter decem solidatas redditus quas dictus Iohannes comes dederat[1] antea fratribus predicti hospitalis extra portam Oxenefordie predictam; tenenda & habenda in perpetua stabilitate, libere & quiete & honorifice & integre, sicut premissum est, de me & heredibus meis pro quadraginta solidis reddendis annuatim pro omni seruitio & pro

[1] We have no trace of this gift in the charters or cartulary.

omni exactione seculari, uidelicet uiginti solidos ad festum sancte Marie in Marcio & uiginti solidos ad festum sancti Michaelis; & pro omnibus prenominatis tenementis ad me pertinentibus fratres predicti hospitalis donauerunt michi decem libras argenti & unum palefridum duarum marcarum in recognitionem. Et quia uolo ut hec mea caritatiua donatio rata & firma predicto hospitali & fratribus ibidem seruientibus deo & sancto Iohanni permaneat, hoc meum scriptum sigilli munimine dignum duxi corroborare; hiis testibus, Iordano de Walinges, Willelmo capellano eius de Sobinton, Radulfo Foliot, Roberto de Chaugraue, Oliuero de Hesele, Turstano Basseth, T. filio Ricardi de Appeltone, Willelmo Quatermanus, Amauri de Chalgraue, Reginaldo le Angeuin; de ciuibus Oxon[efordie], Iohanne Kepeharm, Laurentio filio eius, Willelmo le Knit, Henrico filio Segrim, Thoma filio Ailrici, Willelmo filio Radulfi, Henrico filio Symeon, Gileberto le Turnur, Galfrido Godegnaue & multis aliis.

71.

[An early description of the property of the Hospital.]

Cart. fol. 1 1271-80

A limitacione hundredi de Bolendene quod dicitur Tubrige usque ad pratum de Paris tota illa placia quod [*sic*] iacet iuxta pontem pertinet ad feodum hospitalis & hoc ex dono regio, quia Godefridus de Crawecumbe[1] inde saisiuit hospitale nomine regis, presentibus balliuis Oxonie & aliis fidelibus, ut fratres hospitalis de predicta placia disponerent & ordinarent ad sua aysiamenta.

Terra que fuit Willelmi Chese est de feodo hospitalis similiter & terra illa quod [*sic*] dominus Winchendone [*sic*] est de feodo. Similiter & terra Alexandri le Wimplest'[2] est de feodo. Et insuper uia prioris sancte Fredeswide que extendit se per mediam curiam dicti Alexandri est de feodo hospitalis. Willelmus Ioie[3] inhabitat terram que fuit Matildis & habet cartam ab hospitali & hospitale habet cartam Matildis. Rogerus le Boltere habet cartam de terra sua ab hospitali.

Filia que fuit Willelmi Ace habet terram que fuit Iohannis Husewif', habet cartam & in illa carta non habet warantizationem.

Willelmus le Prute habet cartam ab hospitali & tenet pro xvi solidis & Andreas Halegod percipit nummos & male, quia sex solidi fuerunt

[1] Sheriff 1225-32.
[2] Probably the same as Alexander de Shaftesbury, see no. 66.
[3] See no. 69.

de antiquo feoffamento; alii [*sic*] decem solid' ipse emit pro debito suo a Gileberto Caretario & dedit hospitali.[1]

Iohannes de Banebur' tenet terram de hospitali sed per uxorem. Terra [*sic*] que Radulfus le Mediere [*sic*] quedam puella tenet & habet cartam.

Terra Henrici le Combere est de feodo hospitalis; et terra Iohannis Mocke & terra Gileberti Bockeulle sunt de feodo. Adam Faber habuit cartam de terra sua sed eam resignauit. Rogerus Scriptor tenet terram in feoudo, sed non habet cartam. Thomas Tinctor tenet duo edificia & habet cartam.

Matheus Edredus[2] tenet de antiquo feffamento ab hospitali.

Walterus Godecnaue similiter tenet de antiquo feffamento.

Thomas de Walinford & Gilebertus le Boltere tenent terram que fuit Laurentii Rufi & habent cartas ab hospitali; & ille Laurencius Rufus habuit cartas de toto suo tenemento, sed postea ius suum resignauit prout inferius patebit.

Eadmundus le Capeller, frater Eaddredi le Boltere, tenuit terram ab hospitali, sed hoc fuit per Laurencium Rufum, unde Eaddredus le Boltere heres ipsius Eadmundi totum ius quod habuit uel quod habere potuit hospitali uendidit & hospitale promisit quod uxor predicti Eadmundi inhabitabit quoaduixerit.[3] Heredes Roberti Rufi habent cartam de terra sua ab hospitali.

Terra quam Walterus Gulle tenet est de feodo hospitalis, sed inde non habuit warantizationem ab hospitali; fuerunt & ibi alia edificia loco porte & capelle modo derupta.

Preterea sunt quidam tenentes extra portam orientalem & infra portam qui soliti fuerunt facere seruilia opera ueluti ad fenum leuandum & ad tassum faciendum.

Preterea sunt & alii tenentes extra portam orientalem Oxonie qui in nullo sunt subiecti hospitali; sed non uideo quo iure possunt se tueri cum hospitale habeat cartam Hugonis de Malanay de 'omnia tenementa extra portam orientalem Oxonie' prout patet in predicta carta, & sunt mete uidelicet a grangio sancte Fridesswide & a prato de Paris per fossatum quod extendit se usque ad murum municipii Oxonie & sic per murum extra usque ad Crowewelle, per gardinum hospitalis usque ad Charewelle, que Charewelle currit de molendino de Haliwelle, & sic per pratum quod iacet infra fossatum quod ex-

[1] See no. 518.
[2] Probably equals 'Mathew le Bolter': Edred was a bolter, see note to no. 80.
[3] See nos. 80–2.

tendit usque ad Charewelle que Charewelle uenit de Kyngismulle, & sic [per][1] Charewelle de fossato illo usque ad Tubruge cum omnibus pertinenciis.

72.

[Philip Belewe grants the rent of one penny from land above Cherwell.]

S. Peter in E. no. 47 Cart. fol. 5v Mich. 1274–Mich. 1275

Sciant presentes & futuri quod ego Philippus Belewe de Oxonia dedi, concessi, & hac presenti carta mea confirmaui & omnino quietum clamaui pro me & heredibus meis uel meis assignatis fratri Waltero tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus unum denarium annualis redditus in liberam, puram & perpetuam elemosinam, quem denarium solebam recipere de predictis fratribus pro quadam terra[2] super Charewelle ex opposito predicti hospitalis extra portam orientalem Oxonie; habendum & tenendum sibi & successoribus suis predictum denarium annualis redditus cum omnibus pertinentiis suis uel libertatibus sine ullo retenemento libere, quiete, bene & in pace imperpetuum ab omni seculari seruicio, consuetudine, exactione & demanda. Et ego uero predictus Philippus & heredes mei uel assignati mei predictis confratribus & successoribus suis predictum denarium redditus cum suis pertinentiis sicut predictum est contra omnes homines mares & feminas tam Cristianos quam Iudeos imperpetuum warantizabimus, acquietabimus & defendemus. In cuius rei testimonium hoc scriptum sigilli mei impressione corroboraui. Hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Galfrido Aurifabro, Iohanne de Eu tunc balliuis de eadem, Henrico Owayn, Willelmo le Spicer, Elia le Quilter, Iohanne Fylekyng', Willelmo Pille, Iohanne le Marischal, Ricardo de Eppewelle & aliis.[3]

2. The Garden of the Jews.

It is a legitimate assumption from the language of the King's charter that this garden was the burial-place of the Jews.

[1] A conjecture; it is not in the MS. In *per fossatum*, *per gardinum*, *per pratum* the word *per* means 'along'. St. Pet. in E. 30 E is a repetition of this last paragraph.

[2] A note in Wood's hand. 'This is the hillock or island by the necessary house which was cast away 1684.' Wood gives no reason for this statement.

[3] At the foot 'Transcrib'': seal broken.

73.

[Henry III grants to the Hospital a garden of the Jews.]

Regie Carte 8 July 12, 1231

Henricus dei gracia rex Anglie, dominus Hybernie, dux Normannie & Aquitannie, Comes Andegauie, archiepiscopis, episcopis, abbatibus, prioribus, comitibus, baronibus, iusticiariis, uicecomitibus, prepositis, ministris & omnibus balliuis & fidelibus suis salutem. Sciatis nos intuitu dei & pro salute anime nostre & animarum antecessorum & heredum nostrorum dedisse, concessisse, & hac carta nostra confirmasse magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie molendinum nostrum in Edendone quod uocatur Kyngesmelne cum secta & terris & pratis ad molendinum illud pertinentibus & omnibus aliis pertinenciis suis; habendum & tenendum de nobis & heredibus nostris sibi & successoribus suis in perpetuum in liberam & perpetuam elemosinam ad sustentationem pauperum & infirmorum eiusdem hospitalis. Concessimus etiam pro nobis & heredibus nostris eisdem magistro & fratribus gardinum cum pertinenciis quod fuit gardinum Iudeorum in suburbio Oxonie extra predictam portam orientalem ad hospitale predictum de nouo ibidem construendum, salua Iudeis Oxonie placia quadam competenti iuxta idem gardinum ad Iudeorum decedentium sepulturam. Concessimus insuper eisdem magistro & fratribus quod quociens uenerimus Oxoniam, primo die aduentus nostri habeant de elemosina nostra centum tales liberationes ad centum pauperes in die sustentandos, quales aliis pauperibus dari facimus, qui in hospicio nostro pascuntur. Quare uolumus [&c. repeating the grant . . .] pascuntur sicut predictum est; hiis testibus, I. Bathoniensi, H. Lincolniensi, W. Karleolensi episcopis, H. de Burgo comite Kancie iusticiario Anglie, Philippo de Albiniaco, Godefrido de Craucumbe, Hugone Dispensario, Galfrido Dispensario, Iohanne filio Philippi, Ricardo filio Hugonis, Henrico de Capella, & aliis. Dat' per manum uenerabilis patris Radulfi Cycestrensis episcopi Cancellarii nostri apud Oxoniam duodecimo die Iulii anno regni nostri quintodecimo.[1]

[1] Seal chipped, attached by red silk strings, plaited. In the Close Roll for 1231 this grant is recorded but dated from Woodstock on July 13.

74.

[An Inspeximus by Henry III of his own charter.]

Regia Carta 9 Oct. 18, 1267

Henricus dei gracia rex Anglie, dominus Hibernie & dux Aquitannie archiepiscopis, episcopis, abbatibus, prioribus, comitibus, baronibus, iusticiariis, uicecomitibus, prepositis, ministris & omnibus balliuis & fidelibus suis salutem. Inspeximus cartam nostram quam dudum fieri fecimus magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie in hec uerba:—'H. [&c. as in no. 73 . . .] quintodecimo'. Et quia sigillum nostrum quo tunc utebamur mutatum est, nos ad instanciam Walteri nunc magistri eiusdem Hospitalis eandem cartam sigillo nostro quo nunc utimur duximus innouandam. Hiis testibus, Philippo Basset, Roberto Aguylun, Alano la Zhuche, Willelmo de Sancto Audemaro, Iohanne de la Lynde, Willelmo de Aete, Nicholao de Leukenore, Radulfo de Bakepuz, Hugone de Dyue, Bartholomeo Bygod & aliis. Data per manum nostram apud Westmonasterium decimo octauo die Octobris anno regni nostri quinquagesimo primo.

3. A Tenement on the Site of the Gateway.

The Charter Roll of 1246 (*Cal. of Chart. Rolls*, i. 300) asserts that this tenement was outside East Gate, and the date of the deed and the mention of the king's almoner suggest that the site was required for the building operations of the king. John Kepeharm, identical with John Carpenter (cp. 326 with 329), occupied the first tenement west of the gateway which led into the Hospital (see no. 80). Therefore the house of Amicia must have been on the site of the gateway.

75.

[Amicia, daughter of Robert, sells and quitclaims to the Hospital a tenement.]

S. Peter in E. 38 B Cart. fol. 14v Mich. 1232–Mich. 1233

Notum sit presentibus & futuris quod ego Amicia filia Roberti concessi, dimisi, & liberaui & quietum clamaui deo & ospitali sancti Iohannis extra portam orientalem Oxonie in uiduitate mea illud mesuagium quod est proximum mesuagio Iohannis Kepeharm cum omnibus pertinenciis, saluo michi et heredibus meis prato, tenendum[1] de predicto ospitali sicut prius tenui, scilicet pro uno denario per annum. Pro hac autem concessione, dimissione et liberatione & quieta clamatione dedit michi dominus rex per manum Galfridi

[1] We should expect *tenendo*.

Elemosinarii, fratris Milicie Templi, sex marcas sterlingorum. Et ne hec predicta obliuioni tradantur huic scripto sigillum meum apposui. His testibus, Petro filio Toraldi tunc maiore, Adam filio Walteri & Aleuico tunc prepositis, Roberto filio Owain, Iohanne de Kyngestone, Ricardo le Curtais, Ricardo Molendinario, Iohanne Kepeharm, Waltero Bolle & multis aliis.[1]

4. The first Tenement West of the Gateway.

The Hospital owned a rent of 4*s*. on this tenement as early as 1270. Our deeds trace its history to 1334, when it was in the hands of Reginald the dyer and Agnes his wife. The Hospital acquired the freehold between 1347 and 1353, probably for non-payment of the quit-rent. The rentals of 1351 and 1352 record no payments in those years. Although the rent was in subsequent years between 6*s*. and 7*s*., during the depression which followed the Black Death the house would not have been worth 4*s*. a year.

76.

[Raudulfus Arbalistarius dimises and quitclaims to Oliver de Tywe the messuage next to the great gate of the Hospital.]

S. Peter in E. no. 51 Mich. 1269–Mich. 1270

Notum sit omnibus hoc scriptum uisuris uel audituris quod ego Raudulfus [*sic*] Arbalistarius Oxonie dimisi & quietum clamaui totum ius & clamium quod habui uel habere potui in quodam messuagio cum pertinenciis extra portam orientalem Oxonie proximo magne porte hosspitalis sancti Iohannis Oliuero de Tywe & heredibus suis ex Alicia filia quondam Walteri Chepharm procreatis, reddendo inde annuatim predicto Oliuero & heredibus suis ex predicta Alicia progenitis uel suis assignatis[2] hospitali sancti Iohannis Oxonie quatuor solidos sterlingorum ad quatuor anni terminos pro omni seruicio & demanda, uidelicet XII denarios ad festum sancti Michaelis & XII denarios ad Natale Domini & XII denarios ad Annunciacionem beate Virginis & XII denarios ad Natiuitatem sancti Iohannis Baptiste, et michi & heredibus meis uel meis assignatis unum clauum gilofrie annuatim ad Pascha. Et ego predictus Raudulfus [*sic*] ad maiorem securitatem predicto Oliuero & heredibus suis prenominatis faciendam

[1] At the foot 'Transcrib''. Seal, green, pointed oval, a pattern. Inscription illegible.

[2] Perhaps this is meant to be an ablative absolute as if *reddente* was read instead of *reddendo*; the usual form would be 'reddendo inde annuatim predictus Oliuerus & heredes sui hospitali sancti Iohannis, &c.'.

omnes condiciones michi per cartam de predicto messuagio cum pertinenciis concessas eisdem concessi. Et ut hec mea dimissio & quieta clamacio rata & stabilis in perpetuum permaneat huic scripto sigillum meum apposui; hiis testibus Iohanne de Colishulle tunc maiore Oxonie, Galfrido Aurifabro & Philippo de Ho tunc prepositis, Galfrido Li [*sic*] Mercer, Galfrido de Hengisheie, Galfrido Li [*sic*] Sauser, Willelmo Li Spicer, Nicalao [*sic*] de Chingistune, Helia Li Quilter, Willelmo Pille, Iohanne Filekin, Iohanne Li Marescal, Gilberto Li Hathar, Matheo Li Tallar & multis aliis.[1]

77.

[John, son of Oliver, grants it to John de Tye, clerk.]

S. Peter in E. 56 B Mar. 31, 1317

Sciant presentes & futuri quod ego Iohannes filius Oliueri le Taylour de Oxonia concessi, dedi & hac mea presenti carta confirmaui Iohanni de Tye clerico pro seruicio suo totum illud tenementum meum cum omnibus suis pertinenciis & cum omnibus rebus in eodem tenemento existentibus, quod quidem tenementum situm est in parochia sancti Petri in oriente extra portam orientalem Oxonie iuxta domum hospitalis sancti Iohannis eiusdem uille ex parte occidentali; habendum & tenendum totum predictum tenementum cum suis pertinenciis & omnibus rebus in eodem existentibus predicto Iohanni de Tye clerico & heredibus suis uel suis assignatis de capitalibus dominis illius feodi per seruicia inde debita & de iure consueta imperpetuum. Et ego predictus Iohannes filius Oliueri & heredes mei predictum tenementum cum suis pertinenciis & omnibus aliis rebus in eodem existentibus predicto Iohanni de Tye & heredibus suis uel signatis [*sic*] contra omnes mortales warantizabimus & acquietabimus in perpetuum. Et ut hec mea donacio, concessio, & presentis carte mee confirmacio & warantia rata & stabilis permaneat imperpetuum, huic presenti carte sigillum meum apposui; hiis testibus, Iohanne de Dokelingtone tunc maiore Oxonie, Andrea de Wormenhale, Iohanne de Persore tunc balliuis eiusdem uille, Willelmo de Berncestre, Iohanne Colishille, Willelmo Pennardthe, Iohanne de Bissopsthon, Willelmo de Hosberstone, Iohanne Ioye, Adam Clerico & aliis. Dat' Oxonie die Iouis proxima post festum Annunciacionis beate Marie anno regni regis Edwardi filii regis Edwardi decimo.

[1] With a small seal, the shape of a shield; the Virgin and Child; legend illegible.

78.

[John, son of Oliver, grants it to Ralf de Seukeworth.]

Sciant presentes & futuri quod ego Iohannes filius Oliueri scissoris de Oxonia dedi, concessi & hac presenti carta mea confirmaui Radulfo de Seukeworth grasyere de Oxonia & Iohanne uxori sue unum mesuagium cum omnibus suis pertinenciis situm in parochia sancti Petri in oriente Oxonie in suburbio eiusdem uille iuxta magnam portam hospitalis sancti Iohannis extra portam orientalem Oxonie ex parte una & tenementum predicti hospitalis ex parte altera; habendum & tenendum totum predictum mesuagium cum omnibus suis pertinentiis prefatis Radulfo & Iohanne uxori sue & eorum heredibus ac assignatis libere, quiete, bene & in pace iure hereditario imperpetuum de capitalibus dominis feodi per seruicia inde debita & de iure consueta. Et ego predictus Iohannes & heredes mei predictum mesuagium cum omnibus suis pertinenciis predictis Radulfo & Iohanne uxori sue & eorum heredibus ac assignatis contra omnes gentes warantizabimus & acquietabimus & defendemus imperpetuum. Pro hac autem donacione, concessione, presentis carte mee confirmacione, warantia & defensione dederunt michi prefati Radulfus & Iohanna uxor sua centum solidos pre manibus. Et ut hec mea donacio, concessio & presentis carte mee confirmacio, warantia & defensio firma & stabilis permaneat imperpetuum, hanc presentem cartam sigilli mei impressione roboraui. Hiis testibus, Iohanne de Hamptone tunc maiore Oxonie, Thoma de Alstone & Roberto de la Bache tunc balliuis eiusdem ville, Iohanne de Bisshopestone, Ricardo Edrop, Willelmo de Whatele, Iohanne de Scampstone, Nicholao de Glattone, & multis aliis. Dat' Oxonie die Sabbati in festo sancte Lucie uirginis anno regni regis Edwardi filii regis Edwardi quarto decimo.[1]

S. Peter in E. 7 E Dec. 13, 1320

79.

[Ralf de Seukworth grants it to Reginald le Deighere.]

Sciant presentes & futuri quod nos Radulphus de Seukworth de Oxonia le Grasiere & Iohanna uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus Reginaldo de Miltone de Oxonia le Deighere & Agneti uxori sue quoddam mesuagium cum curtilagio & pertinenciis in suburbio extra portam orientalem Oxonie in paro-

S. Peter in E. 46 C May 3, 1334

[1] Seal, green, circular, $\frac{7}{8}$ in., a bird with a twig, S' IOHANNIS OLIVER.

chia sancti Petri in oriente situatum inter tenementa magistri & fratrum hospitalis sancti Iohannis extra portam orientalem Oxonie ex utraque parte; habendum & tenendum dictum mesuagium cum curtilagio & pertinenciis prefatis Reginaldo & Agneti & heredibus ac assignatis ipsius Reginaldi libere, integre, bene & in pace de capitalibus dominis feodi illius imperpetuum per seruicia inde debita & de iure consueta. Et nos dicti Radulphus & Iohanna & heredes nostri dictum mesuagium cum curtilagio & pertinenciis prefatis Reginaldo & Agneti & heredibus ac assignatis ipsius Reginaldi contra omnes gentes warantizabimus & imperpetuum defendemus. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; hiis testibus, Willelmo de Burecestria tunc maiore Oxonie, Stephano de Adyngtone & Iohanne Blundel tunc balliuis eiusdem uille, Willelmo de Oseberstone barber, Willelmo le Deighere, Iohanne de Whasshyntone, Rogero Pyroun, Ricardo Ioye, Iohanne Ioye, Iohanne le Mareschal mundi [*sic*] mancipio & aliis. Dat' Oxonie die Martis in festo Inuencionis sancte Crucis, anno regni regis Edwardi tercii post conquestum octauo.

5. The second Tenement; House of Edmund the Hatter.

This was given to the Hospital in 1235, but we learn from deed no. 81 that before that date it was held of the Hospital and must therefore have paid a quitrent.

80.

[Eadred, brother of Eadmund, and Leticia, widow of Eadmund, grant to the Hospital the messuage of Eadmund.]

S. Peter in E. 54 C Cart. fol. 5r Mich. 1235–Mich. 1236

Sciant presentes & futuri quod ego Eadredus frater Edmundi Capellarii de Oxonia consensu & uoluntate Leticie que fuit uxor eiusdem Eadmundi, deo & hospitali sancti Iohannis extra portam orientalem Oxonie & confratribus eiusdem loci dedi & concessi & hac mea presenti carta confirmaui in liberam & puram & perpetuam elemosinam totum illud mesuagium cum pertinentiis suis quod predictus Eadmundus frater meus aliquando tenuit; quod scilicet mesuagium est inter terram que fuit Iohannis Carpentarii & terram Roberti Roscelin extra portam orientalem Oxonie; habendam & tenendam in perpetuum, libere & quiete, plene & integre, pacifice & honorifice cum toto iure & clamio quod in eodem mesuagio cum pertinentiis suis habui uel quod habere potui, uel quod michi uel heredibus meis aliquo

iure uel casu accidere possit uel poterit in perpetuum. In huius rei robur & testimonium huic presenti scripto pro me & pro heredibus meis sigillum meum apposui. Hiis testibus, Petro filio Toroldi, tunc maiore Oxonie, Hugone Faune & Adam Cruste tunc prepositis Oxonie, Philippo Molendinario, Galfrido de Stokwelle, Henrico filio Henrici filii Simeonis, Adam Feteplace, Thoma filio Walteri, Philippo Pady, Waltero Aurifabro, Ricardo Aurifabro, Laurentio filio Radulfi, Laurentio Log, Adam Whistle, Rogero le Boltere, Willelmo le Prute & aliis.[1]

81.

[Laurence Rocelin quitclaims to the Hospital rents of three shillings from the house of Edmund le Chapeler, and of two shillings from the house of Gilbert le Bolter.]

S. Peter in E. Hosp. in gen. 6 Cart. fol. 2r c. 1240

Sciant presentes & futuri quod ego Laurentius filius Rocelini concessi, dimisi & liberaui & quietum clamaui pro me & heredibus meis deo & hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem deo seruientibus illud feudum cum mesuagio & cum omnibus pertinentiis suis quod ego tenui de predicto hospitali & fratribus predictis; et quod mesuagium tenuit de me Eadmundus le Capeler pro tribus solidis per annum, quod scilicet iacet intra terram Iohannis Carpentarii & terram Roberti Ruffi[2] extra portam orientalem Oxonie. Similiter concessi, dimisi & liberaui & quietum clamaui pro me & heredibus meis fratribus predicti hospitalis illud feudum cum mesuagio & cum omnibus pertinentiis suis quod ego tenui de predicto hospitali & fratribus predictis; et quod mesuagium tenuerunt de me Gilebertus le Bolter & Edelina uxor eius pro duobus solidis per annum, quod scilicet mesuagium iacet inter terram Roberti Rufi & inter capitale mesuagium meum in quo mansi extra portam orientalem Oxonie; habenda & tenenda fratribus predicti hospitalis & eorum successoribus libere, quiete & integre & pacifice imperpetuum sine

[1] At the foot 'Transcrib''. Seal, red, pointed oval, $1\frac{3}{8}$ in. × $\frac{7}{8}$ in., a fleur-de-lis, S' EDRET LE ARXVNER. From the next two deeds we gather that it was Edmund who granted this tenement to the Hospital, probably on his death-bed; Edred and Leticia as his executors carry out his wish. It seems that Peter Torold, Hugo Faune, and Adam Cruste were the officers in both 1235 and 1243, but as this deed is in the hand of Will. de Mildecumbe, its date is probably the earlier of the two alternatives. William de Mildecumbe seems to have been town-clerk of Oxford 1235–40, but subsequently clerk of the county court, and after 1240 he no longer drew up deeds which were witnessed in the portmote.

[2] Called Robertus Roscelin in the previous deed. In charter 71 Laurentius Roscelin is called Laurentius Rufus.

omni seculari seruitio & exactione & demanda. Pro hac autem concessione, dimissione, liberatione & quieta clamatione fratres predicti hospitalis dederunt michi quatuor marcas & nouem solidos & octo denarios sterlingorum. Et ut hec omnia predicta sicut prediuisa sunt rata & inconcussa imperpetuum permaneant, hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Roberto Owein, Laurentio Hallegod', Andrea Hallegod', Rogero Petit, Roberto Waldri, Iohanne Carpenter, Gileberto Caretario & aliis.[1]

82.

[Laurence Rocelin repeats the two gifts of the last charter, and also grants part of Paris Mead and two other pieces of land on the north side of the road.]

S. Peter in E. 12 D Cart. fol. 5r c. 1240

Sciant qui sunt & qui uenturi sunt quod ego Laurencius filius Rosselini in plena sanitate mea & potestate concessi, dedi, liberaui & quietum clamaui deo & sancto Iohanni & fratribus hospitalis sancti Iohannis Oxonie extra portam orientalem illud feodum cum mesuagio & pertinentiis suis quod ego tenui de predicto hospitali & fratribus, illud scilicet quod Edmundus le Chapelier & Leticia uxor eius de me tenuerunt quod iacet inter terram Iohannis Carpentarii & terram Roberti Ruffi extra dictam portam; similiter unum aliud feodum cum alio mesuagio & cum pertinentiis suis quod ego similiter tenui de predicto hospitali & fratribus, quod alterum mesuagium Gillebertus le Boltere & Heudelina uxor eius de me tenuerunt, iacens inter terram Roberti Ruffi & meum capitale mesuagium in quo mansi; similiter dedi, dimisi, liberaui & quietum clamaui dictis hospitali & fratribus unam partem terre non mensuratam que iacet retro curiam que fuit Heudeline & extendit se usque ad gardinum dictorum fratrum, & similiter unam partem gardini mei quod iacet retro domum meam capitalem que pars gardini habet in longitudine triginta & duas ulnas ferreas regis & in latitudine extendit se a terra Walteri Godecnaue usque ad terram Edmundi le Chapelier; similiter & totum pratum quod habui in prato quod uocatur Paris; habenda & possidenda omnia prenominata dicto hospitali & fratribus & eorum successoribus libere & quiete, in puram & perpetuam elemosinam imperpetuum. Et ego & heredes mei warantizabimus dictis fratribus & eorum successoribus prenominata cum pertinenciis contra omnes. Pro hac autem conces-

[1] At the foot 'Transcrib''. Seal, green, circular, 1¼ in., a fleur-de-lis, SIGILL' LAVRNTI.

sione, donatione & quieta clamatione dicti fratres in garsuma michi dederunt centum solidos sterlingorum. Ut suprascripta sicut prediuisum est robur optineant, carte presenti sigillum meum apposui. Hiis testibus, Petro Torout tunc maiore Oxonie, Roberto Hoein, Philippo le Munnier, Ricardo le Munnier, Laurentio Halegod, Andrea Halegod, Thoma Greffin, Rogero le Bolter & multis aliis.[1]

6. The third Tenement.

The Hospital had a rent of 5*d.* on this tenement about the year 1250. In 1275 the tenement was granted by John de Lacy to Edelina his wife. There is no mention of it in the rental of 1293, but in 1325 it was owned by the Hospital; possibly it was given to the Hospital together with the tenement next on the west by Edelina.

83.

[Laurence, son of Laurence, gives to John Laci a tenement next to Edmund the hatter.]

S. Peter in E. 48 [c. 1250]

Sciant presentes & futuri quod ego Laurencius filius Laurencii dedi, dimisi & liberaui & hac presenti carta mea confirmaui Iohanni Laci ascensu [*sic*] & consensu Iuliane sororis mee totam terram illam que iacet inter terram que fuit Gilberti Boltere & terram que fuit Edmundi Capellatoris in parochia sancti Petri extra portam orientalem Oxonie; habendam & tenendam sibi & heredibus suis de me & heredibus meis libere, quiete, pacifice & honorifice, reddendo inde annuatim fratribus hospitalis sancti Iohannis extra portam orientalem ibidem deo seruientibus quinque denarios ad duos anni terminos scilicet ad festum sancti Michaelis duos denarios & obolum & ad festum sancte Marie in Marcio duos denarios & obolum & michi & heredibus meis unum denarium in die sancti Michaelis pro omni seruitio, exactione & demanda. Ego uero predictus Laurencius & heredes mei warantizabimus predictam terram cum pertinenciis predicto Iohanni Laci contra omnes homines, mares & feminas; & ut hec omnia prediuisa firma & stabilia in perpetuum permaneant, hoc presens scriptum sigilli mei impressione roboraui. His testibus, Ada Wistele, Rogero Boltero, Etredo Boltero, Roberto Boltero, Willelmo Prutte, Iohanne Mocke,

[1] At the foot 'Transcrib''. Seal green, circular, $1\frac{3}{8}$ in., a fleur-de-lis, S. LAVRENCII FILII ROCELINI. Endorsed 'extra portam orientalem ex parte boriali'. St. Peter's in the E. no. 1 A, which has been missing from before the time of Anthony Wood, is briefly described in the old Calendar of *c.* 1580; apparently it was a duplicate of this deed.

Alexandro de Safteburi, Willelmo Furmage, Waltero Chepharm & aliis.[1]

84.

[John de Lacy grants the tenement to Edelina, his wife.]

S. Peter in E. 4 E Mich. 1274–Mich. 1275

Sciant presentes & futuri quod ego Iohannes de Lacy de Oxonia dedi, concessi, & hac presenti carta mea confirmaui Edeline uxori mee pro seruicio suo quoddam mesuagium meum in parochia beati Petri orientalis Oxonie extra portam orientalem in suburbio eiusdem uille, uidelicet illud mesuagium quod iacet inter terram que fuit aliquando Gilleberti le Chapeler ex parte occidentali & terram quam Thomas le Taylur[2] tenet de hospitali sancti Iohannis ex parte orientali; habendum & tenendum dictum mesuagium cum pertinenciis dicte Edeline & heredibus suis uel suis assignatis de me & heredibus meis uel meis assignatis libere, quiete, bene, pacifice, iure & hereditario in perpetuum; reddendo inde annuatim capitalibus dominis feodi debitum seruicium & consuetum & michi & heredibus meis uel meis assignatis unam rosam ad festum Natiuitatis beati Iohannis Baptiste pro omni seruicio seculari & exaccione & demanda. Et ego predictus Iohannes & heredes mei uel mei assignati warantizabimus, acquietabimus & defendemus dictum mesuagium dicte Edeline, heredibus suis uel suis assignatis contra omnes gentes mares & feminas tam Iudeos quam Cristianos per predictum seruicium in perpetuum. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum hanc cartam sigilli mei inpressione corroboraui. Hiis testibus, Nicholao de Kingestune tunc maiore Oxonie, Galfrido Aurifabro, Iohanne de Eu tunc balliuis, Elya le Quilter, Iohanne de Filleking, Martino Exemplatore, Willelmo Pille, Iohanne Marscallo, Philippo Notario, Nicholao Whystle, Thoma le Taylur, Oliuero de Tywe, Iacobo Clerico, et multis aliis.[3]

7. The fourth Tenement.

About 1240 Laurence Roscelin gave to the Hospital a rent of 2*s*. from the house of Gilbert le Bolter and Edelina his wife (see no. 81) between the capital messuage of Laurence and the house of Robert Rufus. In 1293 this quitrent was paid by Adam the tailor and Edelina his wife,

[1] Seal, circular, $1\frac{1}{2}$ in., a fleur-de-lis; broken.

[2] The rental of 1293 gives 'Thomas Scissor' on the east of this tenement.

[3] Seal, white, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a fleur-de-lis, S' IOHANNIS DE LACY. In the hand of Philip le Notur. Endorsed 'Non tang*it* hospitale'.

the rental adding that they held only for the term of the life of Edelina. It is possible that Edelina had bequeathed to the Hospital this and the previous tenement, but retained them for her life. In 1325 the Hospital had the freehold of the house 'once of Adam Scissor'. We assume that the following deed has reference to this tenement because of the name Edred (see no. 86). If this is correct, the house belonged to Edred about 1220, and to Gilbert the Bolter and Edelina his wife about 1250. Possibly on the death of Gilbert, his wife married John de Lacy, and finally Adam the Tailor.

85.

[Ailwin the Turner grants to Edred of London the land between Geoffrey Godechnave and Geoffrey Archerius.]

Sciant tam presentes quam futuri quod ego Elwinus Turnur dedi, concessi & hac presenti carta mea confirmaui Edredo de Londoniis & heredibus suis terram meam extra portam orientalem Oxonie infra paruum pontem que iacet inter terram Galfridi Godechnaue & terram Galfridi Archerii, habendam & tenendam de me & heredibus meis ipse & heredes sui imperpetuum iure hereditario libere & quiete, singulis annis reddendo michi & heredibus meis ipse & heredes sui III solidos sterlingorum & pro seruicio trium dierum michi & heredibus meis annuatim impendendo, uidelicet ad festum sancti Michaelis IX denarios, ad Natale IX denarios, ad Pascha IX denarios, ad festum sancti Iohannis Baptiste IX denarios pro omni alio seruicio & consuetudine & aliis demandis. Et pro hac donacione & concessione dedit michi predictus Edredus unam libram cimini in gersumiam. Hanc autem donacionem & concessionem warantizabo ego & heredes mei sepedicto Edredo & heredibus suis contra omnes homines & omnes feminas. Et ut hec mea donacio & concessio rata & inconcussa permaneat sigillum meum presenti carte apposui. Hiis testibus, Alexandro Fabro, Willelmo Aurifabro, & alio Willelmo Aurifabro, Willelmo Cerclario, Reginaldo filio Harding, Gileberto de Londoniis, Waltero filio Walteri Hinge, Edmundo de Londoniis, Iustacio de Londoniis.[1]

S. Peter in E. 55 C [c. 1220]

8. The fifth and sixth Tenements; the capital Messuage of Laurence Roscelin.

The charter roll of 1246 states that, in addition to the gifts mentioned in deed no. 82, Laurence, son of Roscelin, made a grant to the Hospital of a house outside East Gate. Deed 85 A, though it is placed in the Cartu-

[1] Seal, green, circular, $1\frac{1}{8}$ in., a fleur-de-lis; illegible.

lary among the deeds of Holywell, seems to be the required charter. Deed 86 shows that by the year 1247 the house was in the hands of the Hospital, and was granted away in perpetuity to Richard Marescallus, who was also known as Richard le Proud (see no. 89) at a rent of sixteen shillings. From William le Proud it passed to Richard de Walingford, who in 1271 returned it to the Hospital. Shortly afterwards it was granted to Philip le Notur by an exchange (no. 67). In 1281 it was held by two tenants, Walter Tinctor and John le Marescal, and the rental of 1293 shows that between them they paid the old rent of 16*s.*, and held by a lease in perpetuity. At the time of the next rental it is one tenement paying a rent of 9*s.*, and the freehold belongs to the Hospital; probably it had escheated to the Hospital for non-payment of rent. Subsequently it is called *Domus Vinee*, and pays a rent of 20*s.*, and is reckoned as the fifth tenement; but probably between 1426 and 1478 it was divided again and became the fifth and sixth tenements.

85 A.

[Laurence Rocelyn sells and quitclaims his house to the Hospital.]

Holywell 25 Cart. fol. 42r 1231–44

Sciant presentes & futuri me Laurencium Rocelyn uendidisse & quietam clamasse domum meam & omnia ad eandem domum pertinentia deo & fratribus hospitalis sancti Iohannis extra portam orientalem. Concessi etiam & liberaui in manibus fratrum cartam quam habui de domo hospitalis & plenariam seisinam fratribus feci, scilicet ut de edificiis & de pratis, ortis & uirgultis & de omnibus ad eandem domum pertinentiis; nichil michi nec heredibus meis iuris retinui. Pro hac autem uenditione & quieta clamatione fratres hospitalis domum meam de Iudaismo aquietauerunt pro sex marcis argenti & michi dederunt quinquaginta solidos sterlingorum in gersumam. Unde ne in posterum possit aliqua suboriri calumpnia presens scriptum sigilli mei munimine roboraui in testimonio quietationis. Huius rei testes sunt Petrus Turalde tunc maior Oxonie, Henricus Symeon, Thoma [*sic*] de Suburbio, Andreas Halegod, Laurentius Log, Nicholaus Wisle, Rogerus Bolter, Willelmus Prute, Etheldredus Bolter & aliis.[1]

[1] At the foot 'Transcrib''. Seal, green, circular, 1⅜ in., a fleur-de-lis, S' ..... ROCELINI.

86.

[The Hospital grants a perpetual lease of a tenement to Richard Marescallus.]

S. Peter in E. 14 D Mich. 1246–Mich. 1247

Sciant presentes & futuri quod ego Adam tunc custos hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci unanimi assensu & consensu dedimus, concessimus & dimisimus & hac presenti carta nostra confirmauimus Ricardo Marescallo totam terram illam cum superedificiis & omnibus aliis pertinenciis suis que iacet extra portam orientalem Oxonie inter terram Hedredi & terram quam Rogerus filius Stephani aliquando tenuit & pertendit se in aquilonem ad longitudinem curtilagii predicti Hedredi; tenendam & habendam de nobis, successoribusque nostris sibi & heredibus suis uel suis assignatis, exceptis uiris religiosis & Iudeis, in perpetuum in feodo & hereditate libere, quiete & integre, reddendo inde annuatim nobis & successoribus nostris sexdecim solidos argenti ad quatuor anni terminos uidelicet ad Natale Domini quatuor solidos & ad festum sancte Marie in Marcio quatuor solidos & ad Natiuitatem beati Iohannis Baptiste quatuor solidos & ad festum sancti Michaelis quatuor solidos pro omni seruicio, exactione & demanda. Et nos prenominati fratres & successores nostri warantizabimus totam predictam terram cum pertinenciis suis predicto Ricardo Marescallo & heredibus suis uel suis assignatis exceptis uiris religiosis & Iudeis contra omnes homines, mares & feminas, & defendemus & acquietabimus. Pro hac autem donacione, concessione, dimissione & confirmacione & warantizacione dedit predictus Ricardus Marescallus infirmis predicti hospitalis dimidiam marcam argenti ad pitanciam. Et sciendum quod nos & successores nostri habebimus liberum introitum & exitum ad namiandum in eadem terra quociens-cunque euenerit quod aliquid de predicto redditu aretro fuerit. Et si predictus Ricardus uel heredes sui predictam terram uendere uel inuadiare uoluerint hoc prius predictis fratribus uel eorum successoribus innotescant & in hoc proximiores erunt quam aliqui alii. Ut igitur hec omnia predicta & prediuisa firma & stabilia in perpetuum permaneant, hoc presens scriptum sigilli nostri inpressione corroborauimus & confirmauimus. Hiis testibus, Laurencio With tunc maiore Oxonie, Adam Submuro & Iohanne Cureci tunc prepositis, Waltero Aurifabro, Henrico Hing', Laurencio Log, Rogero Exemplario, Adam Wistle, Rogero Bolter, Henrico Comb[er], Willelmo Prute & aliis.[1]

[1] With a bad impression of the hospital seal.

87.

[Richard de Wallingford grants it to Juliana le Bolter.]

S. Peter in E. 46 [Mich. 1268–Mich. 1269]

Sciant presentes & futuri quod ego Ricardus de Walligford clericus dedi, concessi & hac presenti carta mea quietum clamaui Iuliane filie Mathei le Boltere domum meam in parochia sancti Petri orientalis Oxonie extra portam orientalem eiusdem uille, uidelicet illam domum que aliquando fuit Willelmi le Prude; tenendam & habendam dictam domum cum pertinenciis suis omnibus dicte Iuliane & heredibus suis uel suis assignatis adeo libere, quiete, bene & in pace sicuti ego eam tenui; reddendo inde annuatim hospitali sancti Iohannis extra portam orientalem Oxonie sexdecim solidos sterlingorum ad quatuor anni terminos, uidelicet a Natale domini quatuor solidos, ad festum beate Marie in Marcio quatuor solidos, ad Natiuitatem sancti Iohannis Baptiste quatuor solidos & ad festum sancti Michaelis quatuor solidos pro omni seruicio. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum, hanc cartam sigilli mei inpressione roboraui. Hiis testibus, Nicholao de Kingestune tunc maiore Oxonie, Henrico Owein, Iohanne de Eu tunc balliuis, Rogero le Boltere, Willelmo Pille, Thoma del Ak, Roberto Marschallo, Stephano ligatore librorum & aliis.[1]

88.

[Richard de Walingford grants and quitclaims it to the Hospital.]

S. Peter in E. 33 D Cart. fol. 4v July 10, 1271

Sciant presentes & futuri quod ego Ricardus de Walingford dedi, remisi & omnino quietum clamaui pro me & heredibus meis & assignatis magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus totum messuagium meum in parochia beati Petri in oriente extra portam orientalem Oxonie, scilicet illud mesuagium cum omnibus pertinenciis suis quod fuit quondam Willelmi le Prude, & quod habui de dono predictorum magistri & fratrum; habendum & tenendum predictum mesuagium cum omnibus pertinenciis pro me & heredibus meis & assignatis predictis magistro & fratribus & eorum successoribus uel cuicumque dare uel assingnare uoluerint bene, in pace, libere, & quiete imperpetuum; ita quod nec ego nec heredes mei uel assingnati aliquod iuris uel clamii de cetero in dicto messuagio exigere poterimus. Pro hac autem

[1] Seal, green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in.; undecipherable.

donacione, remissione, quietaclamacione & presentis carte mee confirmacione dederunt michi predicti magister & fratres duas marcas argenti & unum garnamentum[1] in negotia mea expedienda. Et ut hec omnia prescripta & prediuisa rata & inconcussa permaneant in perpetuum huic presenti scripto sigillum meum apposui. Hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Iohanne Culferd, Helye le Coilter tunc balliuis, Iohanne de Coleshulle, Iohanne de Fylekynge, Stephano ligatore librorum, Willelmo Pille, Iohanne le Marescalle, Philippo clerico de sancto Iohanne & aliis. Datum Oxonie die Ueneris proxima post festum Translationis sancti Thome Martiris, anno regni regis Henrici filii regis Iohannis quinquagesimo quinto.

89.

[Juliana le Bolter quitclaims it to the Hospital.]

S. Peter in E. 21 A Cart. fol. 5v Mich. 1271–Mich. 1272

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Iuliana filia Mathei le Bolter salutem in domino. Nouerit uniuersitas uestra me remisisse & omnino quietum clamasse pro me & pro heredibus meis uel assignatis meis magistro & fratribus & infirmis hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus imperpetuum totum ius & clamium quam [*sic*] habui uel habere potui in illam domum quam Ricardus de Walingforde aliquando michi dedit pro seruicio meo, uidelicet illam domum quam Ricardus le Proude[2] aliquando tenuit de predicto hospitali in parochia sancti Petri extra portam orientalem Oxonie; ita quod nec ego Iuliana nec heredes mei uel assignati mei aliquid iuris uel clamii de predicta domo de cetero cum pertinenciis exhigere uel uendicare poterimus imperpetuum; habend[am] & tenend[am] predictis magistro & fratribus & infirmis & eorum successoribus bene & in pace. Pro hac autem remissione & quietaclamatione dederunt michi predicti magister & fratres & infirmi unam marcam argenti. Et ut hec omnia predicta & prediuisa rata & stabilia permaneant imperpetuum huic scripto sigillum meum apposui. Hiis testibus, Nicholao de Kyngystona tunc maiore Oxonie, Eliseo le Coilter, Henrico Oeyn tunc balliuis Oxonie, Iohanne de Colishil, Willelmo Pille, Iohanne Marescallo, Thoma del Ak, Matheo le Bolter, Gileberto le Bolter & aliis.[3]

[1] Trimming of fur; see p. 36, n. 1.
[2] The scribe of the Cartulary writes 'Prude'.
[3] At the foot 'Trans''.

90.

[Gilbert le Bolter gives security that Juliana le Bolter will not implead the Hospital concerning this tenement.]

S. Peter in E. 9 C [c. 1272]

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Gilbertus le Bolter extra portam orientalem Oxonie salutem in domino. Nouerit uniuersitas uestra me & heredes meos teneri magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus per omnia tenementa mea & bona mea mobilia & immobilia, ubicumque fuerint inuenta, quocienscumque uel quandocumque Iuliana filia Mathei le Bolter predictum magistrum hospitalis & fratres uoluerit inquietare uel inplacitare de domo que aliquando fuit Ricardi de Walingforde. Et ad omnia supradicta fideliter obseruanda obligo me & omnia bona mea supradicta potestati uicecomitis Oxonie qui pro tempore fuerit, ut possit me distringere per omnia bona supradicta & eciam per corpus meum si necesse fuerit, quod absit. In cuius rei testimonium has litteras patentes predicto magistro & fratribus fieri feci.[1]

91.

[John le Marescal makes an agreement with Walter the dyer about a wall.]

S. Peter in E. 20 E [Mich. 1280–Mich. 1281]

Omnibus Cristi fidelibus presens scriptum inspecturis uel audituris Iohannes le Marescal de Oxonia salutem in domino sempiternam. Noueritis me dedisse, concessisse & presenti scripto confirmasse Waltero Tinctori aysiamentum commune in uno muro meo sito inter terram meam & terram predicti Walteri in parochia sancti Petri orientalis in suburbio Oxonie ; habendum & tenendum eidem Waltero & heredibus suis uel suis assingnatis, ita quod possint ad eundem murum edificare & superedificare dum tamen non sit ad nocumentum uel detrimentum tenementi mei eidem muro adiuncti libere, quiete, pacifice & integre in perpetuum. Et predictus murus tam per me predictum Iohannem quam per predictum Walterum erit in omnibus sustentatus. In cuius rei testimonium presenti scripto in duas partes diuiso alternatim sigilla nostra apposuimus. Hiis testibus, Nicholao de Kyngestone tunc

[1] Seal, light green, pointed oval, 1 in. × ½ in., the Virgin and Child; the legend indistinct.

maiore Oxonie, Nicholao de Coleshulle, Iohanne Sewy tunc balliuis eiusdem, Henrico Oweyn, Philippo de Eu, Iohanne de Eu, Elia le Cuulter, Nicholao Aurifabro, Iohanne Fylekyng, Radulfo le Plomer & aliis.[1]

92.

[The Hospital grants a lease of a messuage to Reginald the dyer and Agnes his wife.]

S. Peter in E. 34 June 19, 1346

Nouerint uniuersi quod inter nos fratrem Adam de Lodbroke magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem hospitalis ex parte una & Reginaldum le Dieghere & Agnetem uxorem eius & Iohannem filium eorundem ex parte altera conuentum est in hunc modum, uidelicet quod nos predicti frater Adam & confratres concessimus, dimisimus & tradidimus eisdem Reginaldo & Agneti & Iohanni filio eorundem quoddam mesuagium nostrum de nouo constructum, situatum in suburbio extra portam orientalem Oxonie inter tenementa nostra ex utraque parte; habendum & tenendum predictum mesuagium cum suis pertinenciis prefatis Reginaldo, Agneti & Iohanni ad terminum uite eorum & eorum cuiuslibet diucius uiuentis; reddendo inde annuatim nobis & successoribus nostris unam [*sic*] florem rose ad festum Natiuitatis sancti Iohannis Baptiste; et post decessum predictorum Reginaldi, Agnetis & Iohannis dictum mesuagium cum suis pertinenciis nobis & successoribus nostris reuertatur imperpetuum. Et nos predictus frater Adam & confratres & successores nostri dictum mesuagium cum suis pertinenciis predictis Reginaldo, Agneti & Iohanni filio eorum durante termino uite eorum & eorum cuiuslibet contra omnes gentes warrantizabimus & defendemus. In cuius rei testimonium hiis scriptis indentatis sigilla nostra alternatim apposuimus; hiis testibus, Ricardo Cary tunc maiore Oxonie, Adam le Longe, Alano de Cnappehalle tunc balliuis eiusdem ville, Henrico de Stodleghe, Symone de Gloucestria, Iohanne de Bereford, Willelmo le Dieghere & aliis. Dat' in suburbio predicto die Lune proxima ante festum Natiuitatis sancti Iohannis Baptiste anno regni Anglie regis Edwardi tercii post conquestum uicesimo, regni uero sui Francie septimo.[2]

[1] Seal, green, pointed oval, a sprig of some flower, S' WALT' TINCTOR'. The names of the tenants in the rental of 1293 decide that this deed refers to the house once of Richard de Walingford.

[2] With three white seals, illegible. The rentals prove that this deed refers to *Domus Vinee* and that Agnes died between 1371 and 1374.

9. The seventh Tenement.

This tenement is particularly confusing. At the back was a garden 81 feet wide and 125 feet from north to south, which was given to the Hospital in 1347; it extended behind the seventh and the eighth tenements. In front there were several shops. About 1240 the owner was Walter Godecnave (see no. 82), and the rental of 1293 has an entry next after tenements five and six 'de tenemento quod erat quondam Walteri Godecnave nichil invenimus'. The following deeds show that by 1333 the owner was Matilda, widow of Thomas le Barber, and the details mentioned in deeds nos. 96 and 97 will be satisfied if it consisted of a cottage or shop held by William le Dyer on the east, then three cottages leased by Matilda to Reginald le Dyer, then another holding of William le Dyer, then another shop leased to Reginald, then a holding of Matilda, then an *aula* leased to William le Dyer (see no. 96), and lastly a shop given to the Hospital by Thomas the Marshal (see nos. 113–18). Of these the 'hall with its entry' probably was situated at the back behind the cottages. The rentals show that from 1325 to 1339 the Hospital owned nothing here except the shop given by Thomas the Marshal, which is described as next to the house of Webbe. From 1339 to 1371 the Hospital had a small house next to *Domus Vinee* at a rent of two shillings; in the rental of 1371 we are told that Agnes le Dyer (who held *Domus Vinee* for her life free of rent) held also this small tenement for her life. By 1376 she was dead, and the rent had risen to seven shillings. It looks as if on the death of Agnes le Dyer part of her property came to the Hospital. The western part of the tenement formed *domus octava*, and was not acquired for another century.

93.

[Walter de Faryndone and Matilda his wife, once the wife of William the dyer, surrender to Robert Feysaunt and Thomas de Assheby Leger a plot of land measuring 81 feet by 125 feet in which they have a life interest.]

S. Peter in E. 4 A Aug. 13, 1347

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Walterus de Faryndone de Oxonia, deghere, & Matildis uxor eius salutem in domino. Cum nuper Matill' de Couele, que fuit uxor Thome le Barber de Oxonia, in pura uiduitate sua michi prefate Matillidi uxori prefati Walteri, & cuidam Willelmo le Deghere de Oxonia primo uiro meo concesserit & dimiserit unam placeam terre in suburbio extra portam orientalem Oxonie ad totam uitam nostram, reddendo inde annuatim eidem Matillidi de Couele & heredibus suis uiginti solidos argenti prout liquet in quadam indentura inter nos

inde confecta, cuius dat' est apud Oxoniam die Iouis proxima post festum sancti Martini in yeme, anno regni regis Edwardi tercii post conquestum decimo;[1] ac postea dicta Matill' de Couele nuper concesserit in hustengo Oxonie, tento ibidem secundo die Aprilis anno regni Anglie regis Edwardi tercii post conquestum quintodecimo, regni uero sui Francie secundo, coram maiore & balliuis uille Oxonie, cuidam Reginaldo le Deghere de Oxonia quod dicta placea quam ego de ea tenui ad terminum uite mee in suburbio predicto ex concessione predicte Matillidis de Couele, & hoc per finem tunc ibidem inter eos inde leuatum per breue domini regis de recto patens, & que quidem placea post mortem meam Matillidis le Deghere predicte Matillidi de Couele & heredibus suis reuerti deberet iuxta formam & naturam indenture inter nos inde confecte, prefato Reginaldo le Deghere & heredibus suis extunc remaneret imperpetuum, pretextu cuius finis & eciam cuiusdam breuis quod uocatur 'Quid iuris clamat' ego prefata Matill' le Deghere simul cum Waltero uiro meo eidem Reginaldo, ut ei ad quem de iure spectabat reuersio, uirtute finis predicti attornauimus & prout moris est feodalitatem fecimus in hustengo predicto; qui quidem Reginaldus postea per cartam suam concessit partem predicte placee cum suis pertinenciis, quam ego prefata Matill' le Deghere tenui ad totam uitam meam in forma qua premittitur, cuidam Roberto Feysaunt uicario ecclesie beate Marie Magdalene Oxonie & Thome de Assheby Leger capellano, uidelicet quod pars predicte placee quam ego prefata Matill' le Deghere teneo ad totam uitam meam & que quidem pars placee post mortem meam prefato Reginaldo & heredibus suis reuerti deberet iuxta formam finis predicti, prefatis Roberto & Thome & eorum heredibus remaneret imperpetuum; pretextu cuius concessionis & assignacionis predicti Reginaldi gratis attornauimus ut uere tenentes eorundem de uno denario; nos uero, predicti Walterus & Matill', predictam partem placee quam de eisdem Roberto & Thoma uirtute concessionis & assignacionis predicti Reginaldi ad totam uitam mei prefate Matillidis le Deghere tenuimus, & extendit pars placee predicte in latitudine linealiter a muro magistri & fratrum hospitalis sancti Iohannis ex parte orientali placee predicte usque ad murum eorundem magistri & fratrum ex parte occidentali & continet pars placee illius quatuor perticas & quindecim pedes in latitudine & ab illo muro magistri

[1] Twyne, xxiii, p. 275 gives a deed of this date by which Matilda de Coueley leases to William de Hadley, dyer, and Matilda his wife an entry and a piece of land on the north side between tenements of St. John's Hospital on each side, to be held for twenty-one years; rent 20*s*.

& fratrum versus partem borealem continet dicta pars placee in longitudine uersus borealem & hoc usque ad clausum magistri & fratrum septem perticas & decem pedes; quam quidem partem placee eisdem Roberto & Thome reddidimus & inde seysynam liberauimus; habendam & tenendam eisdem Roberto & Thome & eorum heredibus ac assignatis imperpetuum iuxta formam, uim, et effectum carte concessionis & assignacionis predicti Reginaldi & attornacionis nostre eisdem Roberto & Thome facte; pro qua quidem reddicione & liberacione dederunt nobis predicti Robertus & Thomas quadraginta solidos sterlingorum pre manibus. Recognita fuit ista reddicio ac dicte placee liberacio facta extitit ex spontanea & mera uoluntate ipsius Matillidis le Deghere & non coacta; ac eciam dicta Matill' super premissis omnibus & singulis examinata extitit & confessata in pleno hustengo Oxonie tento ibidem die Lune proxima post festum sancti Laurencii anno regni Anglie regis Edwardi tercii post conquestum uicesimo primo, regni uero sui Francie octauo; & preterea dicta Matill' le Deghere ex habundanti totum ius & statum suum que habuit in predicta parte placee, bundata ut premittitur, coram Ricardo Selewode maiore uille Oxonie & Adam Tershaghe & Iohanne Treweloue tunc balliuis eiusdem uille in dicto hustengo coram aldermannis & aliis fidedignis tunc ibidem presentibus foris affidauit. In omnium uero premissorum testimonium nos predicti Walterus & Matill' uxor mea sigilla nostra presentibus apposuimus. Et quia sigilla nostra pluribus sunt incognita sigillum officii maioratus Oxonie hiis apponi procurauimus. Et nos Ricardus de Selewode maior uille Oxonie ad specialem interpellacionem ipsorum Walteri & Matillidis uxoris eius sigillum officii nostri presentibus apposuimus. Dat' Oxonie, die Lune & anno supradicto.[1]

94.

[Robert Feysaunt and Thomas de Assheby Leger grant to the Hospital a lease of a plot measuring 81 feet by 125 feet.]

A : B : C : D : E : F : G

S. Peter in E. 2 A Sept. 20, 1347

Hec indentura testatur quod nos Robertus Feysaunt, perpetuus uicarius ecclesie beate Marie Magdalene extra portam borialem Oxonie, & Thomas de Assheby Leger capellanus concessimus, tradidimus, & liberauimus fratri Ade de Lodbroke magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus & soro-

[1] Seal of the mayor, an ox facing to the right.

ribus eiusdem hospitalis & eorum successoribus unam placeam terre continentem in longitudine septem perticas & decem pedes & in latitudine quatuor perticas & quindecim pedes in suburbio extra portam orientalem Oxonie, iacentem inter terram predictorum magistri & fratrum & sororum ex utraque parte; ita quod dicti magister & fratres & sorores dictam placeam terre possint pacifice muro includere; habendam & tenendam predictam placeam terre cum suis pertinenciis prefatis magistro & fratribus & sororibus hospitalis predicti & eorum successoribus a die date confeccionis presencium usque ad finem termini sexaginta & septemdecim annorum proximo sequentium & plenarie completorum; reddendo inde annuatim, toto illo termino durante nobis, heredibus aut assignatis nostris duos solidos argenti, uidelicet ad festum sancti Michaelis archangeli & Annunciacionis beate Marie uirginis equis porcionibus. Et nos uero predicti Robertus & Thomas & heredes nostri predictam placeam terre cum suis pertinenciis prefatis magistro & fratribus & sororibus hospitalis predicti & eorum successoribus durante toto termino predicto pro predicto redditu contra omnes gentes warantizabimus & defendemus. Nos uero predicti magister & fratres & sorores hospitalis predicti concedimus pro nobis & successoribus nostris quod si contingat nos aut successores nostros in solucione predicti redditus annualis ad aliquem terminum statutum uel saltim per unum mensem post aliquem terminum statutum in parte uel in toto deficere, quod absit, extunc bene licebit prefatis Roberto & Thome aut eorum heredibus uel assignatis predictam clausuram placee predicte ad terram prosternere & dictam placeam ingredi & eam in manibus suis seysyre & pacifice retinere absque contradiccione nostrorum aut successorum nostrorum, nosque & successores nostros abinde eicere & expellere, a qua, in forma qua premittitur, extunc eiectos & expulsos fatemur nos & successores nostros occasione ingressus placee predicte, eieccionis & expulsionis eiusdem ab omni accione fore exclusos imperpetuum per presentes. In cuius rei testimonium hiis scriptis indentatis sigilla nostra alternatim sunt appensa; hiis testibus, Waltero le Deghere, Iohanne le Peyntour, Ricardo de Eynesham, Nicholao de Glattone, Ricardo le Cooke, Rogero Pyroun & aliis. Dat' Oxonie die Iouis proxima post festum Exaltacionis sancte Crucis anno regni Anglie regis Edwardi tercii post conquestum uicesimo primo, regni uero sui Francie octauo.[1]

[1] *Endorsed*: Carta unius muri iacentis ad finem gardini quondam Agnetis Deyhere extra portam orientalem.

95.

[They release and quitclaim the plot to the Hospital.]

S. Peter in E. 3 A Oct. 25, 1347

Omnibus Cristi fidelibus ad quos presentes littere peruenerint Robertus Feysaunt perpetuus uicarius ecclesie beate Marie Magdalene extra portam borealem Oxonie & Thomas de Assheby Leger capellanus salutem in domino. Cum nuper dimiserimus & per quoddam scriptum nostrum indentatum concesserimus fratri Ade de Lodbroke, magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus & sororibus eiusdem magistri hospitalis predicti unam placeam terre continentem in longitudine septem perticas & decem pedes & in latitudine quatuor perticas & quindecim pedes in suburbio extra portam orientalem Oxonie; de qua quidem placea plenariam seysynam atque pacificam possessionem eidem magistro liberauimus; noueritis nos & utrumque nostrum pro nobis & heredibus nostris in eorum plenaria seysyna atque pacifica possessione placee predicte remisisse, relaxasse & omnino imperpetuum quietum clamasse prefato fratri Ade magistro hospitalis predicti & fratribus & sororibus eiusdem magistri hospitalis predicti & eorum successoribus totum ius & clamium nostrum quod habuimus, habemus, seu quouismodo habere poterimus in dicta placea cum pertinenciis; ita uero quod nec nos dictus Robertus aut Thomas, nec alter nostrum, aut heredes nostri, aliquid iuris uel clamii in predicta placea cum suis pertinenciis racione dominii, seruicii, uel alterius cuiuscumque tituli decetero exigere vel vendicare poterimus in futurum, set ab omni accione, iure & clamio simus exclusi, & uterque nostrum exclusus sit imperpetuum per presentes. Et nos predicti Robertus & Thomas & heredes nostri predictam placeam terre cum suis pertinenciis prefato fratri Ade magistro hospitalis predicti & fratribus & sororibus eiusdem magistri hospitalis predicti & eorum successoribus contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium presentibus sigilla nostra apposuimus. Hiis testibus, Willelmo de Louches, Iohanne de Herdwyk, Iohanne de Bybury, Iohanne le Peyntour, Iohanne de Falle, Hugone de Brehulle clerico & aliis. Dat' Oxonie die Iouis proxima antea festum Omnium Sanctorum anno regni Anglie regis Edwardi tercii post conquestum uicesimo primo, regni uero sui Francie octauo.

96.

[Matilda, widow of Thomas the barber, leases a hall to William the dyer and Matilda his wife.]

S. Peter in E. 71 B Sept. 29, 1333

Notum sit uniuersis quod nos Matildis[1] que fui uxor Thome le Barber de Oxonia & Thomas filius meus sub forma & condicionibus subscriptis concessimus, dimisimus & tradidimus Willelmo le Deghere de Oxonia & Matildi uxori sue quandam aulam cum introitu in suburbio extra portam orientalem Oxonie, situatam inter tenementum mei dicte Matildis la Barber ex parte una & tenementum hospitalis sancti Iohannis ex parte altera; habendam & tenendam predictam aulam cum introitu predicto prefatis Willelmo & Matildi uxori sue ad totum terminum uite eorum & eorum alterius de nobis & heredibus nostris. Concessimus eciam quod si iidem Willelmus & Matildis uxor sua citra finem termini decem annorum post diem date presencium proximo sequencium fortassis obierint, quod heredes aut assignati sui dictam aulam cum introitu libere, integre & quiete optineant usque ad finem decem annorum predictorum; ita tamen quod si iidem Willelmus & Matildis uxor sua heredes aut assignati sui ultra terminum dictorum decem annorum diucius tenuerint, aut tenuerit eorum aliquis, extunc reddant inde annuatim nobis, heredibus, aut assignatis nostris ad festum sancte Frediswide virginis quadraginta solidos argenti. Et si in solucione dictorum quadraginta solidorum ad predictum terminum statutum in toto uel in parte defitiant [*sic*] uel defitiat eorum aliquis bene liceat nobis, heredibus & assignatis nostris dictam aulam & introitum ingredi & in manibus nostris reseysire & in feodo ut prius imperpetuum retinere, ipsique Willelmus & Matildis uxor sua, heredes & assignati sui ab omni remedio breuis noue disseysine & omni alia accione quacumque excludantur imperpetuum in hac parte. Et nos uero dicti Matildis & Thomas & heredes nostri dictam aulam cum introitu prefatis Willelmo & Matildi uxori sue, heredibus ac assignatis suis durante termino decem annorum predictorum contra omnes gentes warantizabimus & ex omni accione & seruicio seculari acquietabimus & defendemus. Pro hac autem concessione, dimissione & tradicione soluerunt nobis predicti Willelmus & Matildis uxor sua totam summam pecunie pro toto termino decem annorum predictorum pre manibus. In cuius rei testimonium sigilla nostra & sigilla ipsorum Willelmi &

[1] The next deed shows that she was Matilda de Cowley.

Matildis hiis scriptis indentatis alternatim sunt apposita; hiis testibus, Ricardo Cary tunc maiore Oxonie, Henrico de Stodleghe & Iohanne Blundel tunc balliuis eiusdem uille, Iohanne de Whassynton, Rogero Pyroun, Iohanne le Mareschal, Heyne [*sic*] le Shereman, & aliis. Dat' in suburbio predicto die Mercurii in festo sancti Michaelis archangeli, anno regni regis Edwardi tercii post conquestum septimo.[1]

97.

[Matilda de Cowley leases four shops to Reginald the dyer and Agnes his wife.]

S. Peter in E. 5 E Nov. 28, 1334

Notum sit uniuersis hoc presens scriptum indentatum uisuris uel audituris quod nos Matildis de Couele que fui uxor Thome le Barber de Oxonia & Thomas filius meus sub forma & condicionibus subscriptis concessimus, dimisimus & tradidimus Reginaldo de Milton de Oxonia le Shereman & Agneti uxori sue quatuor shopas in suburbio extra portam orientalem Oxonie in parochia sancti Petri in oriente quarum tres shope simul situantur inter tenementa que tenet Willelmus le Deighere ex utraque parte, & una shopa situatur inter tenementum quod tenet dictus Willelmus le Deighere ex parte orientali & tenementum nostrum ex parte occidentali; habendas & tenendas dictas quatuor shopas prefatis Reginaldo & Agneti ad terminum uite eorum & eorum alterius de nobis & heredibus nostris, reddendo inde annuatim nobis & heredibus nostris uel nostris assignatis ad festum sancti Nicholai triginta solidos argenti; ita tamen quod si in solucione dictorum triginta solidorum ad predictum terminum statutum defecerint uel defecerit eorum alter, bene liceat nobis prefatis Matillidi & Thome, heredibus & assignatis nostris dictas quatuor shopas ingredi illasque in manibus nostris reassumere & reseisire & in feodo ut prius imperpetuum retinere, ipsique Reginaldus & Agnes, heredes & assignati sui ab omni remedio breuis noue disseysine & alterius iuris & facti cuiuscumque excludantur extunc imperpetuum per presentes. Concessimus eciam quod si iidem Reginaldus & Agnes citra finem termini sex annorum post diem date presencium proximo sequencium obierint, quod heredes & assignati sui dictas quatuor shopas usque ad finem termini dictorum sex annorum integre optineant per predictos triginta solidos ut premittitur reddendos. [The tenants will keep the shops in repair.] Hiis testibus, Willelmo de Burcestria tunc maiore Oxonie,

[1] It is to be noticed that these are the mayor and bailiffs for the year ending Sept. 28, 1333.

Henrico de Stodleighe & Waltero de Faryndone tunc balliuis eiusdem ville, Willelmo le Deighere, Iohanne de Whastone, Rogero Pyroun, Iohanne le Mareschal, Iohanne le Webbe & aliis. Dat' Oxonie die Martis in uigilia sancti Andree apostoli, anno regni regis Edwardi tercii post conquestum octauo.

98.

[A renewal of the same lease.]

H ⁝ G ⁝ F ⁝ E ⁝ D ⁝ C ⁝ B ⁝ A ⁝

S. Peter in E. 38 Jan. 14, 1337

Notum sit uniuersis quod nos Matildis de Couele que fui uxor Thome le Barb' de Oxonia & Thomas filius meus sub forma & condicionibus subscriptis concessimus, dimisimus, & tradidimus Reginaldo de Miltone le Shereman & Agneti uxori sue quatuor shopas in suburbio extra portam orientalem Oxonie in parochia sancti Petri in oriente, quarum tres shope simul situantur inter tenementa que tenet Willelmus le Deighere ex utraque parte & una shopa situatur inter tenementum quod tenet dictus Willelmus le Deighere ex parte orientali & tenementum nostrum ex parte occidentali; habendas & tenendas dictas quatuor shopas cum pertinenciis prefatis Reginaldo & Agneti ad terminum uite eorum & eorum utriusque de nobis & heredibus nostris, reddendo inde annuatim nobis, heredibus, uel assignatis nostris ad festum Purificacionis beate Marie uirginis triginta solidos argenti. Et si iidem Reginaldus & Agnes citra finem termini decem annorum proximo post diem date presencium obierint, quod heredes & assignati sui dictas quatuor shopas usque ad finem termini dictorum decem annorum integre optineant, reddendo ut supra. Et dicti Reginaldus & Agnes, heredes & assignati sui, dictas quatuor shopas durante termino predicto suis sumptibus propriis competenter cooperient tantum & nos ceteras expensas subibimus. [If the rent is not paid the owners may seize the tenement. The owners will warrant it. Sealing], hiis testibus, Willelmo le Deighere, Iohanne de Whashtone, Rogero Pyroun, Nicholao de Glatton, Nicholao de Brayles, Edmundo de Bermyngham, Iohanne le Mareschal & aliis. Dat' Oxonie die Martis proximo post festum sancti Hillarii anno regni regis Edwardi tercii post conquestum decimo. Concessimus eciam nos predicti Reginaldus & Agnes dictas quatuor shopas cum pertinenciis sex ultimis annis dictorum decem annorum nostris sumptibus sustentare & competenter emendare.

99.

[The Hospital grants to Richard Sawer and Margaret his wife a lease of a garden and messuage.]

S. Peter in E. 46 D Sept. 26, 1439

Hec indentura facta inter fratrem Hugonem Burtone magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratres ex parte una & Ricardum Sawer de Oxonia, chepmane, & Margaretam uxorem suam ex parte altera testatur quod prefati magister & confratres sui unanimi assensu & concensu concesserunt tradiderunt & ad firmam dimiserunt prefatis Ricardo & Margarete uxori sue quoddam gardinum eorundum magistri & confratrum quod solebat ad sacristam dicti hospitalis pertinere cum suis prouentibus iuxta dictum hospitale & unum tenementum eorundem ad latus boriale vici extra portam orientalem predictam cum suis pertinenciis quod Thomas Cowper nuper inhabitabat; habendum & tenendum predictum gardinum cum suis prouentibus & prefatum tenementum cum suis pertinenciis prefatis Ricardo & Margarete uxori sue a festo sancti Michaelis archangeli proximo futuro post datam presencium usque ad finem termini duodecim annorum proximo extunc sequencium & plenarie completorum; reddendo inde annuatim predictis magistro & confratribus aut eorum attornatis & successoribus suis triginta solidos sterlingorum ad quatuor anni terminos in Oxonia usuales equis porcionibus. [If the rent is not paid, or if waste is committed, the owners may reoccupy the tenement. The owners will keep it in repair] et edificabunt unum murum terreum ad latus australe dicti gardini infra sex annos proximo sequentes post datam presencium, in quo facient unum hostium uersus dictum tenementum. Et quociens necesse fuerit inuenient omnem substantiam al[ias] totum le stoffe ad sepem extendentem se a porta dicti gardini uersus dictum hospitale usque ad occidentalem murum dicti gardini ad latus boreale; & prefati Ricardus & Margareta soluent pro stipendio operariorum, capiendo totam huiusmodi antiquam sepem ad eorum usum, durante dicto termino. Et predicti magister & confratres & eorum successores durante dicto termino habebunt clauem dicte porte & liberum ingressum & egressum in dictum gardinum cum aliis honestis personis ad recreandum se quociens eis placuerit & bis qualibet septimana herbas sufficientes eorum usui absque contradiccione dicti Ricardi & Margarete. In cuius rei testimonium sigilla partium predictarum presentibus sunt appensa. Dat' in nostro hospitali predicto vicesimo

sexto die Septembris anno regni regis Henrici sexti post conquestum decimo octauo.[1]

10. The eighth Tenement.

The following deeds refer to a tenement which was bought by Magdalen College in 1465 for 40 marks. The price was high if we may judge of the value of the tenement from the fact that the rent of it in 1478 was only one mark. Although the following deeds do not state where the tenement was, the use of the word *proxima* in the rentals proves that in 1426 the first seven tenements were adjacent, and also the last six tenements, and that the gap was here. We have confirmations of this conclusion in the mention of Henry Carpenter (see note to no. 100), and in the statement in the rental of 1426 that the shop described in deeds 113–18 was 'juxta tenementum Iohannis Chamberleyn' (see no. 104).

100.

[Thomas Flecchere grants a messuage to trustees.]

S. Peter in E. 22 D June 8, 1375

Sciant presentes & futuri quod ego Thomas Flecchere filius Willelmi Paty de Oxonia dedi, concessi & hac presenti carta mea confirmaui magistro Nicholao de Redyng perpetuo uicario ecclesie sancti Petri in oriente Oxonie & Hugoni de Gersyndone totum tenementum meum cum suis pertinenciis in suburbio Oxonie extra portam orientalem situatum inter tenementum magistri & fratrum hospitalis sancti Iohannis Oxonie ex utraque parte; quod quidem tenementum predictum nuper habui ex dono & legato Agnetis que fuit uxor Henrici le Carpenter[2] extra portam orientalem Oxonie; habendum & tenendum predictum totum tenementum cum suis pertinenciis prefatis Nicholao & Hugoni & heredibus eorum ac assignatis de capitalibus dominis feodi illius per seruicia inde debita & consueta imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui; hiis testibus Willelmo de Codeshale tunc maiore uille Oxonie, Galfrido de Brehulle & Ricardo de Garstone tunc balliuis eiusdem uille, Iohanne de Hertwelle, Willelmo le Northerne, Iohanne Gybbes, Iohanne de Wyndesore, Willelmo le Hunte, Henrico Tywe, Thoma Hosebonde, Iohanne le Mareschal, Iohanne de Nor-

[1] As there is no rental between 1426 and 1478, we are uncertain to which tenement this deed refers, but in 1478 *domus septima* paid a rent of thirty shillings.

[2] In the *Book of Wills*, or *Liber Albus*, p. 63, Agnes, widow of Henry Carpenter, devised this tenement to Thomas Flecchere, her kinsman, by will dated July 1, 1374. The rentals show that from 1352 to 1367 Henry Carpenter rented the seventh tenement, adjoining on the east side.

hampton clerico & aliis. Dat' apud Oxoniam octauo die Iunii anno regni regis Edwardi tercii post conquestum Anglie quadragesimo nono.

101.

[The trustees return the messuage to Thomas Flecchere, now married.]

S. Peter in E. 56 C July 2, 1375

Sciant presentes & futuri quod nos Nicholaus de Redyng uicarius ecclesie sancti Petri in oriente & Hugo de Gersintone dedimus, concessimus & hac presenti carta nostra confirmauimus Thome Flecchere filio Willelmi Pati de Oxonia & Alicie uxori eius totum tenementum nostrum cum pertinenciis in suburbio Oxonie extra portam orientalem situatum inter tenementa magistri & fratrum hospitalis sancti Iohannis Oxonie ex utraque parte; quod quidem tenementum predictum cum suis pertinenciis nuper habuimus ex dono & feoffamento predicti Thome; habendum & tenendum totum predictum tenementum cum suis pertinenciis prefatis Thome & Alicie & heredibus inter eosdem Thomam & Aliciam legitime procreatis de capitalibus dominis feodi illius per seruicia inde debita & consueta in perpetuum. Et si contingat predictos Thomam & Aliciam sine herede inter eos legitime procreato obire tunc totum predictum tenementum cum suis pertinenciis rectis heredibus ipsius Thome remaneat, habendum & tenendum de capitalibus dominis feodi illius per seruicia inde debita & consueta in perpetuum. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; hiis testibus, Willelmo de Codeshale tunc maiore uille Oxonie, Galfrido de Brehulle, & Ricardo de Garstone tunc balliuis eiusdem uille, Iohanne de Hertwelle, Willelmo le Northerne, Iohanne Gibbis, Iohanne de Wyndesore, Willelmo le Hunte, Henrico Tewe, Thoma Hosebonde, Iohanne le Marchal, Iohanne de Norhamtone clerico & aliis. Dat' apud Oxoniam die Lune proxima post festum sanctorum Petri & Pauli anno regni regis Edwardi tercii post conquestum Anglie quadragesimo nono.

102.

[John Garsyndone and his wife grant it to John Garsyndone senior and Nicholas Kent.]

S. Peter in E. 49 C Oct. 18, 1398

Sciant presentes & futuri quod nos Iohannes Garsyndone de Oxonia filius Iohannis Garsyndone de Oxonia fuller & Agnes uxor mea filia & heres Thome Flecher, alias dicti Thome Paty nuper burgensis

Oxonie dedimus, concessimus & hac presenti carta nostra confirmauimus Iohanni Garsyndone seniori, fuller, & Nicholao Kent burgensibus Oxonie totum illud tenementum nostrum situatum in suburbio Oxonie extra portam orientalem inter tenementum magistri & fratrum hospitalis sancti Iohannis Oxonie ex utraque parte; quod quidem tenementum quondam erat Agnetis nuper uxoris Henrici le Carpenter; habendum & tenendum dictum tenementum cum omnibus pertinenciis suis prefatis Iohanni Garsyndone seniori & Nicholao & heredibus suis ac suis assignatis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita et de iure consueta. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus. Hiis testibus, Waltero Bo ne maiore uille Oxonie, Willelmo Ryuel & Iohanne Marchall' balliuis eiusdem uille, Willelmo Daggeuylle, Ricardo de Garstone, Iohanne Shawe & Iohanne Merstone aldermannis, Iohanne Burbrygge, Willelmo Southam, Nicholao Norton clerico & aliis. Dat' apud Oxoniam in festo sancti Luce Euangeliste anno regni regis Ricardi secundi post conquestum uicesimo secundo.

103.

[John Garsyndone senior and Nicholas Kent return the tenement.]

S. Peter in E. 30 A Jan. 4, 1400

Sciant presentes & futuri quod nos Iohannes Garsyndone de Oxonia, fuller, & Nicholaus Kent burgensis Oxonie dedimus, concessimus & hac presenti carta nostra confirmauimus Iohanni Garsyndone iuniori de Oxonia fuller & Agneti uxori eius, filie & heredi Thome Flecher, alias dicti Thome Paty nuper burgensis Oxonie totum illud tenementum nostrum, quod nuper habuimus ex dono & concessione eorundem Iohannis & Agnetis, situatum in suburbio Oxonie extra portam orientalem inter tenementum magistri & fratrum hospitalis sancti Iohannis extra dictam portam ex utraque parte, quod quidem tenementum nuper erat Agnetis quondam uxoris Henrici le Carpenter; habendum & tenendum dictum tenementum cum omnibus pertinenciis suis prefatis Iohanni Garsyndone iuniori & Agneti uxori eius & heredibus suis ac suis assignatis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & consueta. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus; hiis testibus, Ricardo de Garstone maiore uille Oxonie, Willelmo Ryuel & Iohanne Banbury balliuis eiusdem uille, Waltero Bowne, Iohanne Shawe, Iohanne Merstone, Edmundo Kenyan aldermannis, Iohanne Bur-

brygge, Willelmo Southham, Nicholao Norton clerico & aliis. Dat' apud Oxoniam quarto die Ianuarii anno regni regis Henrici quarti primo.

104.

[Richard Garsyndone grants it to John Chamberleyne.]

S. Peter in E. 28 A Mar. 20, 1424

Sciant presentes & futuri quod ego Ricardus Garsyndone clericus filius & heres Agnetis nuper uxoris Iohannis Garsyndone de Oxonia iunioris patris mei dedi, concessi, & hac presenti carta mea confirmaui Iohanni Chamberleyne de Oxonia & Euote uxori eius unum mesuagium cum pertinenciis situatum in parochia sancti Petri in oriente Oxonie in suburbio extra portam orientalem Oxonie inter tenementum magistri & fratrum hospitalis sancti Iohannis Oxonie ex utraque parte, quod quidem mesuagium cum pertinenciis michi prefato Ricardo per mortem dicte Agnetis iure hereditario descendebat; habendum & tenendum dictum mesuagium cum pertinenciis prefato Iohanni Chamberleyne & Euote uxori eius, heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et ego [&c. warranty]. In cuius [&c. sealing], hiis testibus, Waltero Dawndesey maiore uille Oxonie, Thoma Swanne & Ricardo Wythigge balliuis eiusdem uille, Thoma Gibbys, Thoma Couentre, Willelmo Bramptone & Willelmo Offord aldremannis, Hugone Benet, Michaele Norton clerico & aliis. Dat' apud Oxoniam uicesimo die Marcii anno regni regis Henrici sexti post conquestum secundo.

105.

[Richard Garsyndone quitclaims it to the same.]

S. Peter in E. 29 A Oct. 22, 1426

Nouerint uniuersi per presentes me Ricardum Garsyndone clericum, filium & heredem Agnetis nuper uxoris Iohannis Garsyndone de Oxonia iunioris remisisse & relaxasse ac omnino pro me, heredibus & executoribus meis imperpetuum quietum clamasse Iohanni Chamberleyne de Oxonia & Euote uxori eius, heredibus & assignatis suis imperpetuum totum ius meum & clamium que habeo, habui seu quouis modo in futurum habere potero in uno mesuagio cum pertinenciis situato in parochia sancti Petri [&c. as in no. 104] hiis testibus, Willelmo Offord maiore uille Oxonie, Willelmo Herberfeld & Iohanne Whatele balliuis eiusdem uille, Thoma Peroye scolare Uniuersitatis Oxonie, Michaele Norton clerico & aliis. Dat' apud Oxoniam uicesimo

secundo die Octobris anno regni regis Henrici sexti post conquestum quinto.

106.

[Evota Chaumbyrlene grants it to John Kyrkeby and William Sharpe.]

Sciant presentes & futuri quod ego Euota Chaumbyrlene relicta nuper Iohannis Chaumbyrlene de Oxonia uidua in pura uiduitate mea & legittima potestate dedi, concessi & hac presenti carta mea confirmaui Iohanni Kyrkeby & Willelmo Sharpe clericis de Oxonia totum illud messuagium meum cum gardino extra portam orientalem Oxonie in suburbiis [*sic*] dicte uille situatum inter tenementa hospitalis sancti Iohannis Baptiste ex utraque parte, orientali uidelicet & occidentali; habendum & tenendum predictum messuagium cum gardino & suis pertinenciis prefatis Iohanni & Willelmo heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et ego uero predicta Euota & heredes mei predictum messuagium cum gardino & suis pertinenciis prefatis Iohanni & Willelmo, heredibus & assignatis suis imperpetuum contra omnes gentes warantizabimus & defendemus. In cuius rei testimonium huic presenti carte mee sigillum meum apposui. Hiis testibus, Roberto Flemmyng clerico, Ricardo Goldsmyth, Iohanne Michelle, Iohanne Barbour, Roberto Hawyle & aliis. Dat' apud Oxoniam tercio die Septembris anno regni regis Henrici sexti post conquestum quarto decimo.

S Peter in E. 42 C Sept. 3, 1435

107.

[John Kyrkeby quitclaims it to William Sharpe.]

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Iohannes Kyrkeby de Oxonia clericus salutem. Cum Willelmus Sharpe de eadem clericus et ego nuper coniunctim habuimus ex dono Euoce Chamberlane quondam uxoris Iohannis Chamberlane quoddam mesuagium cum pertinenciis situatum in parochia sancti Petri in oriente Oxonie in suburbio extra portam orientalem eiusdem inter tenementum magistri & fratrum hospitalis sancti Iohannis Oxonie ex utraque parte habendum a nobis, heredibus & assignatis nostris in perpetuum prout in quadam carta nobis inde confecta plenius apparet; noueritis me predictum Iohannem Kyrkeby remisisse, relaxasse ac omnino de me, heredibus ac assignatis meis in perpetuum quietum

S. Peter in E. 23 A April–Aug. 1438

clamasse prefato Willelmo Sharpe in plena possessione existenti, heredibus ac assignatis suis, totum ius meum & clameum que habeo, habui seu quouismodo in futurum habere potero in dicto mesuagio cum pertinenciis; ita quod nec ego dictus Iohannes Kyrkeby nec heredes mei aliquod ius seu clameum in predicto mesuagio cum pertinenciis nec in aliqua parte eiusdem de cetero exigere seu uendicare poterimus quouismodo sed ab omni accione iuris & clameo inde in futuro habend[is] & tenend[is] simus exclusi in perpetuum. In cuius rei testimonium huic scripto sigillum meum apposui; hiis testibus, Iohanne Northe maiore uille Oxonie, Roberto Flemynge tunc procuratore Uniuersitatis Oxonie, Petro Prouost, Thoma Bayle & Iohanne Waren balliuis eiusdem, Thoma Crakynthorpe, Iohanne Mychel, Ricardo Goldsmyth ad hoc uocatis specialiter & rogatis. Dat' Oxonie anno regni regis Henrici sexti post conquestum sexto decimo.[1]

108.

[William Sharp grants it to Drugo Barentyne and others.]

S. Peter in E. 65 Feb. 25, 1439

Sciant presentes & futuri quod ego Willelmus Sharp clericus de Oxonia dedi, concessi & hac presenti carta mea confirmaui Drugoni Barantyne, Willelmo Broune & Stephano Keliow clerico totum illud messuagium meum cum gardino adiacente & suis pertinenciis quod habui ex dono & feoffamento Euote Chamburleyne iam defuncte, & predictum messuagium situatum est & iacet in parochia sancti Petri in oriente in suburbio extra portam orientalem inter tenementa magistri & confratrum sancti Iohannis Baptiste extra portam predictam Oxonie ex utraque parte & extendit se in uicum regium uersus austrum & abuttat super gardinum predictorum magistri & confratrum uersus boriam; habendum & tenendum predictum messuagium cum gardino adiacente & suis pertinenciis prefatis Drugoni Barantyne, Willelmo Broune & Stephano Keliow, heredibus & assignatis suis imperpetuum, de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et ego uero dictus Willelmus Sharp & heredes mei predictum messuagium cum gardino & suis pertinenciis prefatis Drugoni Barantyne, Willelmo Broune & Stephano Keliow, heredibus & assignatis suis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte mee

[1] The clerk omits the month and day.

sigillum meum apposui, hiis testibus, Iohanne North maiore uille Oxonie, Roberto Trederffe, Iohanne Blakethorne balliuis eiusdem uille, Willelmo Bramtone, Thoma Couentre & Thoma Daguyle aldermannis & aliis. Dat' apud Oxoniam uicesimo quinto mensis Februarii anno regni regis Henrici sexti post conquestum decimo septimo.

109.

[Barentyne and others grant it to Thomas Wyght.]

S. Peter in E. 11 C July 12, 1441

Sciant presentes & futuri quod nos Hugo[1] Barentyne, Willelmus Broune & Stephanus Keliow clericus dedimus, concessimus & hac presenti carta nostra confirmauimus Thome Wyght de Oxonia totum illud mesuagium nostrum cum gardino adiacente & suis pertinenciis quod nuper habuimus ex dono & feoffamento Willelmi Sharp clerici de Oxonia, quod quidem mesuagium situatur in parochia sancti Petri in oriente Oxonie in suburbio extra portam orientalem Oxonie inter tenementum magistri et fratrum hospitalis sancti Iohannis Baptiste extra portam predictam ex utraque parte & extendit se in uicum regium uersus austrum & abuttat super gardinum predictorum magistri & fratrum uersus boriam; habendum & tenendum predictum mesuagium cum gardino adiacente & suis pertinenciis prefato Thome Wyght, heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et nos uero prefati Drugo, Willelmus & Stephanus & heredes nostri predictum mesuagium cum gardino adiacente & suis pertinenciis prefatis Thome Wyght, heredibus & assignatis suis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus; hiis testibus, Thoma Baillye maiore uille Oxonie, Roberto Walforde & Ricardo Spragot balliuis eiusdem uille, Thoma Daggeuile, Iohanne North, & Roberto Tretherf aldremannis, Michaele Norton clerico, & aliis. Dat' apud Oxoniam duodecimo die Iulii anno regni regis Henrici sexti post conquestum decimo nono.[2]

[1] Possibly a mistake of the clerk for Drugo. The name was so unusual that, when Drugo Barentyne was admitted a freeman of the City of London, the clerk in error entered him as Andrew, not knowing the name Drew (*Cal. of Letter Books of City of London*, Book I, p. 6).

[2] With the seal of the mayor, the ox facing to the left. Endorsed 'Mawere'.

110.

[Thomas Wyght junior grants it to John Mawer.]

S. Peter in E. 43 C July 27, 1462

Sciant presentes & futuri quod ego Thomas Wyght de Oxonia filius & heres Thome Wyght de eadem nuper defuncti dedi, concessi & hac presenti carta mea confirmaui Iohanni Mawer de Oxonia cordewaner & Isabelle uxori sue totum illud mesuagium meum cum gardino adiacente & suis pertinenciis quod michi nuper descendebat iure hereditario post decessum predicti Thome Wyght nuper patris mei, quod quidem mesuagium situatur in parochia sancti Petri in suburbio extra portam orientalem Oxonie inter tenementa magistri & fratrum hospitalis sancti Iohannis Baptiste extra portam predictam ex utraque parte et extendit se in uiam regiam uersus austrum et abuttat super gardinum predictorum magistri & fratrum uersus boriam ; habendum & tenendum predictum mesuagium cum gardino & suis pertinenciis prefatis Iohanni & Isabelle uxori sue, heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et ego uero Thomas Wyght filius ut predicitur Thome Wyght defuncti & heredes mei predictum mesuagium cum gardino adiacente & suis pertinenciis prefatis Iohanni & Isabelle heredibus & assignatis suis warantizabimus contra omnes gentes & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui ; hiis testibus, Ricardo Spragott tunc maiore dicte uille Oxonie, Willelmo Blakeborne & Iohanne Hounche balliuis eiusdem uille ac multis aliis. Dat' Oxonie uicesimo septimo die mensis Iulii anno regni regis Edwardi quarti post conquestum Anglie secundo.

111.

[John Mawer grants it to Magdalen College.]

S. Peter in E. 47 C Oct. 25, 1465

Sciant presentes & futuri quod nos Iohannes Mawer de Oxonia cordewaner & Isabella uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus Willelmo Tybard, Simoni Godmanstone & Ricardo Berne clericis totum illud mesuagium nostrum cum gardino adiacente & suis pertinenciis quod habuimus ex dono & feoffamento Thome Wyght filii & heredis Thome Wyght patris sui nuper de Oxonia quod quidem mesuagium situatur in parochia sancti Petri in suburbio extra portam orientalem Oxonie predicte inter tenementa

quondam magistri & confratrum hospitalis sancti Iohannis nunc uero presidentis & sociorum collegii sancte Marie Magdalene extra dictam portam orientalem ex utraque parte & extendit se in uiam regiam uersus austrum & abuttat super gardinum quondam dicti magistri & confratrum nunc uero predicti presidentis et sociorum; habendum & tenendum predictum mesuagium cum gardino & suis pertinenciis prefatis Willelmo, Simoni & Ricardo heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruisia [*sic*] inde debita & de iure consueta. Et nos uero predicti Iohannes et Isabella et heredes nostri predictum mesuagium cum gardino adiacente & suis pertinenciis prefatis Willelmo, Simoni & Ricardo, heredibus & assignatis suis warantizabimus contra omnes gentes & defendemus imperpetuum. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus; hiis testibus, Willelmo Daguile maiore uille Oxonie, Ricardo Spragat, Iohanne Clerk, Iohanne Dobbus & Iohanne Seman aldremannis, Nicholao Croke & Andrea Wem' balliuis, Thoma Tanfeld clerico & aliis. Dat' uicesimo quinto die mensis Octobris anno regni regis Edwardi quarti post conquestum Anglie quinto. Et quia sigilla nostra pluribus sunt incognita sigillum officii maioratus Oxonie huic presenti carte nostre apponi procurauimus.

(*On the back.*) Presens scriptum recognitum fuit coram maiore infrascripto die Lune uidelicet xxv die Nouembris anno infrascripto; et sic irrotulatur in rotulis dicti maioratus de eodem anno; et infrascripta Isabella a uiro suo ceparata [*sic*], examinata & confessa concessioni & dimissioni infrascripte omnino consensit & foris affidauit.[1]

112.

[A receipt by John Mawer for 40 marks.]

S. Peter in E. 71 Oct. 26, 1465

Nouerint uniuersi per presentes nos Iohannem Mawer de Oxonia cordewaner & Isabellam uxorem meam recepisse & habuisse die confeccionis presencium de Willelmo Tybard, Simone Godmanstone & Ricardo Birne clericis quadraginta marcas legalis monete Anglie pro toto illo mesuagio nostro cum gardino adiacente & suis pertinenciis quod situatur in parochia sancti Petri in suburbio extra portam orientalem Oxonie inter tenementa presidentis & sociorum collegii sancte Marie Magdalene extra dictam portam ex utraque parte,

[1] With the seal of the mayor, the ox facing the left.

ut plenius patet in quadam carta inde confecta. De quibus quidem quadraginta marcis fatemur nos persolutos dictosque Willelmum, Simonem & Ricardum inde quietos per presentes sigillis nostris signatas. Dat' uicesimo sexto die mensis Octobris anno regni regis Edwardi quarti post conquestum Anglie quinto.

11. The Shop given by Marshall.

In 1302 Thomas, son of John le Mareschal, gave to the Hospital a seld between the tenement of Thomas de Couele and the tenement of Alice le Webbe (see no. 4). The following deeds show that it was originally part of the tenement of Alice le Webbe, and was detached in 1273 (see no. 119). Apparently the two were never reunited; at all events, as late as the rental of 1426 they were separate. The seld must have been larger than usual, to judge from the rent that was paid. The tenant on the east was originally Walter Godecnave (see nos. 82 and 117); afterwards John de Tame; and in 1302 Thomas de Couele, barber. It is uncertain whether deed no. 118 refers to this tenement, but as the rentals show that outside East Gate there was no increase of the property of the Hospital between 1293 and 1325, except the shop that was given in 1302 by Thomas the Marshall, it seems necessary to assign the deed to this property. Walter de Totteley might be identical with Walter Godecnave, and Thomas de Wyppeley may have had some claim on the tenement, such as a small quitrent. The language of the deed, with the words 'quietum clamavi', suits such a supposition.

113.

[John, son of Matthew le Bolter, grants a seld to John de Thame, marscallus.]

S. Peter in E. 14 A Mich. 1274–Mich. 1275

Sciant presentes & futuri quod ego Iohannes filius Mathei le Boltere de Oxonia dedi, concessi & hac presenti carta mea confirmaui Iohanni de Thame marscallo unam seldam meam cum celario & solario desuper que sita est inter terram dicti Iohannis de Thame ex parte orientali & terram Walteri Molendinarii ex parte occidentali in parochia beati Petri orientalis Oxonie extra portam orientalem in suburbio eiusdem uille; habendum & tenendum dictum tenementum cum pertinenciis sibi & heredibus suis uel suis assignatis de me & heredibus meis uel meis assignatis libere, quiete, bene, & pacifice, iure & hereditario in perpetuum; reddendo inde annuatim michi & heredibus meis uel meis assignatis unam rosam ad festum Natiuitatis beati Iohannis Baptiste pro omni seruicio seculari, exaccione & demanda. Et ego predictus

Iohannes filius Mathei & heredes mei uel mei assignati warantizabimus, acquietabimus, & defendemus dictum tenementum dicto Iohanni de Thame & heredibus suis uel suis assignatis contra omnes mortales per predictum seruicium in perpetuum. Pro hac autem donacione, concessione, warantizacione, acquietacione, defencione [*sic*] & presentis carte mee confirmacione dedit michi predictus Iohannes de Thame unam marcam argenti pre manibus. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum hanc cartam sigilli mei impressione corroboraui. Hiis testibus, Nicholao de Kingestune tunc maiore Oxonie, Galfrido Aurifabro, Iohanne de Eu tunc balliuis, Galfrido le Mercer, Iohanne de Filleking, Elya le Quilter, Martino Exemplario, Willelmo Pille, Philippo Notario, Nicholao Whistle, & multis aliis.[1]

114.

[John, son of Mathew le Bolter, grants and quitclaims a curtilage to John de Thame.]

S. Peter in E. 15 A Mich. 1274–Mich. 1275

Sciant presentes & futuri quod ego Iohannes filius Mathei le Boltere de Oxonia dedi, concessi, & hac presenti carta omnino quietum clamaui pro me & heredibus meis uel meis assignatis Iohanni de Thame marscallo unam placeam terre mee iacentem in loco curtilagii que pertinet ad seldam meam in parochia sancti Petri orientalis Oxonie extra portam orientalem in suburbio eiusdem uille inter terram dicti Iohannis Marscalli & terram Walteri Molendinarii; habendam & tenendam dictam placeam terre sicut iacet in longitudine & latitudine dicto Iohanni & heredibus suis uel suis assignatis, ita quod nec ego nec heredes mei aut mei assignati uel aliquis pro me uel per me in tota predicta placea terre de cetero aliquid exigere uel clamare poterimus in perpetuum. Pro hac autem donacione, concessione, & quieta clamancia dedit michi predictus Iohannes de Thame dimidiam marcam argenti pre manibus. In cuius rei testimonium huic carte sigillum meum apposui; hiis testibus, Nicholao de Kingestune tunc maiore Oxonie, Galfrido Aurifabro, Iohanne de Eu tunc balliuis, Galfrido le Mercer, Iohanne Filleking, Elya le Quilter, Willelmo Pille, Philippo Notario, Oliuero de Tywe & aliis.[2]

[1] Seal, white, pointed oval, 1 in. × ¾ in., a fleur-de-lis, S' IOH'IS FIL' MATHEI. This is in the hand of Philip Notarius.

[2] In the hand of Philip Notarius.

115.

[Juliana, daughter of Mathew le Bolter, confirms the seld and curtilage to John de Thame.]

S. Peter in E. 17 A Mich. 1275–Mich. 1276

Sciant presentes & futuri quod ego Iuliana filia Mathei le Boltere dedi, concessi & hac presenti carta mea confirmaui & omnino quietum clamaui pro me & heredibus meis uel meis assignatis Iohanni le Marescal & heredibus suis uel suis assignatis totum ius meum & clamium sine ullo retinemento quod habui uel aliquo modo habere potui in una selda cum curtilagio & omnibus aliis pertinenciis que sita est inter terram dicti Iohannis & terram Walteri Molendinarii in suburbio Oxonie in parochia beati Petri orientalis Oxonie extra portam orientalem; habendam & tenendam dictam celdam cum omnibus suis pertinenciis dicto Iohanni & heredibus suis uel suis assignatis libere, quiete, bene & in pace, hereditarie imperpetuum sine ulla reclamacione uel calumpnia uel fraude dicte Iuliane uel heredum suorum. Pro hac autem donacione, concessione, carte mee confirmacione & quieta clamacione dedit michi dictus Iohannes quinque solidos argenti pre manibus. Et ut hec mea donacio, concessio, carte mee confirmacio & quieta clamacio rata & stabilis imperpetuum permaneat huic scripto sigillum meum apposui. Hiis testibus, Nicholao de Kyngestone, tunc maiore Oxonie, Galfrido Aurifabro, Nicholao de Coleshulle tunc balliuis, Willelmo le Spicer, Willelmo Pille, Iohanne Filekyng, Thoma de Benham, Martino le Saumplar', Philippo Notario & aliis.[1]

116.

[John de Thame, marscallus, grants the curtilage to Walter Molendinarius.]

S. Peter in E. 5 C Mich. 1278–Mich. 1279

Sciant presentes & futuri quod ego Iohannes Marscallus de Oxonia dedi, concessi & hac presenti carta mea confirmaui Waltero Molendinario & Alicie uxori sue totam illam terram meam pertinentem ad seldam meam quam emi de Iohanne filio Mathei le Boltere in parochia sancti Petri orientalis Oxonie extra portam orientalem in suburbio eiusdem uille; habendam & tenendam dictam terram cum pertinenciis de me & heredibus meis uel meis assignatis dictis Waltero & Alicie & heredibus suis uel suis assignatis libere, quiete, bene & pacifice in

[1] Seal, pointed oval, $1\frac{1}{4}$ in. × 1 in., a star or cross, S' IVLIANE FL'E MATHEI. In the hand of Martin le Saumplar.

perpetuum; reddendo inde annuatim michi & heredibus meis uel meis assignatis unum denarium ad festum sancti Michaelis pro omni seruicio seculari, exaccione & demanda. Et ego predictus Iohannes & heredes mei uel mei assignati warantizabimus, acquietabimus, & defendemus dictam terram dictis Waltero & Alicie & heredibus suis uel suis assignatis contra omnes gentes, mares & feminas, tam Iudeos quam Cristianos per predictum seruicium in perpetuum. Pro hac autem donacione, concessione, warantizacione, acquietacione, defensione & presentis carte mee confirmacione dedit michi predictus Walterus pro se & pro Alicia uxore sua uiginti solidos sterlingorum in gersummam pre manibus. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum, hanc cartam sigilli mei impressione corroboraui. Hiis testibus, Nicholao de Kingestune tunc maiore Oxonie, Henrico de Gamages, Nicholao Aurifabro tunc balliuis, Waltero Aurifabro, Iohanne Filleking, Stephano ligatore librorum, Willelmo Pille, Philippo le Notur, Iacobo Clerico & aliis.[1]

117.

[John, son of Mathew le Bolter, quitclaims the seld to Thomas, son of John le Mareschal.]

S. Peter in E. 16 A Mar. 27, 1297

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Iohannes filius Mathei le Boltere de Oxonia salutem in domino. Noueritis quod cum peterem uersus Thomam filium Iohannis le Mareschal de Oxonia unam seldam cum pertinenciis in suburbio Oxonie per quoddam breue de ingressu coram Iohanne de Methyngham & sociis suis iusticiariis domini regis de Banco apud Westmonasterium, in hunc modum conquieui, quod ego predictus Iohannes remisi, relaxaui & omnino quietum clamaui predicto Thome, heredibus suis & assignatis totum ius & clamium michi contingens in predicta selda cum pertinenciis que etiam sita est inter tenementum quondam Walteri le Godeknaue ex una parte & tenementum quondam Walteri le Mouner ex altera. Remisi etiam & quietum clamaui eidem Thome totum ius & clamium michi contingens in septem denariis redditus exeuntibus de tenemento predicto Walteri le Mouner & Alicie uxoris sue; ita quod nec ego Iohannes, heredes mei nec assignati uel aliquis per me nec pro me aliquod ius uel clamium in predictis selda & redditu cum pertinenciis in dominico uel in seruicio exigere, habere uel uendi-

[1] In the hand of Philip le Notur.

care decetero poterimus in perpetuum, sed ab omnibus accionibus, peticionibus, iur[ibus] & demandis, actis & agendis erga predicta seldam & redditum cum pertinenciis per presentes in perpetuum excludamur. In cuius rei testimonium huic quiete clamancie sigillum meum apposui; hiis testibus, Philippo de Ew tunc maiore Oxonie, Andrea de Pyrie, Iohanne de Coleshulle tunc balliuis, Iohanne de Ew, Henrico Gamage, Thoma de Hencxseye, Andrea Culuerd, Iohanne de Westone, Roberto de Wermenhale, Iohanne de Stantone, Iohanne Aurifabro & aliis. Dat' Oxonie die Mercurii proxima post festum Annunciacionis beate Marie anno regni regis Edwardi filii regis Henrici uicesimo quinto.[1]

118.

[Thomas de Wyppeley grants and quitclaims to the Hospital all his right in a seld and two solars outside East Gate.]

CIROGRAPHVM

S. Peter in E. 58 B Sept. 30, 1303

Omnibus Cristi fidelibus hoc presens scriptum uisuris uel audituris Thomas de Wyppeley pistor salutem in domino sempiternam. Noueritis me dedisse, concessisse, & omnino quietumclamasse imperpetuum de me & heredibus meis uel meis assignatis magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & confratribus eiusdem loci & successoribus suis totum ius & clameum quod unquam habui uel aliquo iure habere potui in una selda cum duobus solariis situata extra portam orientalem Oxonie inter tenementum predicti hospitalis ex una parte & tenementum Walteri de Totteleye ex altera parte & de uno clauo gariophili de toto illo tenemento cum pertinenciis quod Gilbertus le Hattere quondam de nobis [*sic*] tenuit, & in uno nouo pari cyrotecarum annui redditus de toto illo tenemento cum pertinenciis quod Thomas de Coueley tenet & una rosa annui redditus de toto illo mesuagio cum gardino quod Ricardus de Sulthone tenet in parochia sancti Clementis in suburbio Oxonie, una cum toto iure & clameo quod michi & heredibus meis vel meis assignatis aliquo modo accidere poterit in predicta selda cum predictis duobus solariis & predicto annuo redditu imperpetuum; ita uidelicet quod ego predictus Thomas vel heredes mei vel mei assignati uel aliquis alius nomine nostro in predicta selda cum predictis duobus solariis & predicto annuo redditu nichil iuris, clamei, seu calumpnie de cetero exigere poterimus,

[1] With a green seal, pointed oval, $1\frac{1}{4}$ in. × $\frac{3}{4}$ in.; the Annunciation with a figure below in adoration.

uendicare seu clamare sed penitus simus exclusi imperpetuum. Pro hac autem donacione, concessione & quieta clamacione dederunt michi predicti magister hospitalis & confratres eiusdem loci ad terminum uite mee unum celarium in excambio situatum in parochia sancte Ebbe uirginis in Oxonia inter terram predicti hospitalis ex una parte & terram Cristofori tunc burgensis Oxonie[1] ex altera parte, reddendo inde annuatim predictis magistro & fratribus sex denarios ad festum beate Marie in Marcio. In cuius rei testimonium huic presenti scripto quiete clamacionis in duas partes diuiso tam ego predictus Thomas ex parte mea quam predicti magister & confratres predicti hospitalis ex parte sua sigilla nostra alternatim sunt appensa [*sic*]. Hiis testibus, Roberto de Wermenhale tunc maiore Oxonie, Hugone Cary, Willelmo de Burcestria tunc balliuis Oxonie, Iohanne de Doclynthone, Ricardo Clerico & aliis multis. Data die Lune proxima post festum sancti Michaelis archangeli, anno regni regis Edwardi xxxi°.[2]

12. The House of Mathew le Bolter.

This house paid a quitrent of 3*s*. to the Hospital from before 1273. The freehold was acquired in 1293.

119.

[Mathew le Bolter grants to Walter the Miller a house, excepting a seld.]

S. Peter in E. 53 C Mich. 1273–Mich. 1274

Sciant presentes & futuri quod ego Matheus le Boltere de Oxonia dedi, concessi & hac pres[enti carta mea con]firmaui Waltero filio Reginaldi Molendinarii & Alicie Teytrici uxori sue domum m[eam cum pertinenciis suis] que sita est inter terram Ricardi Marscalli & terram quam Iohannes Marscallus cepit cum Matilde uxore su[a in parochia sancti] Petri orientalis Oxonie extra portam orientalem in suburbio eiusdem uille, habendam & tenendam dictam do[mum cum pertinenciis] sibi & heredibus suis uel suis assignatis de me & heredibus meis uel meis assignatis, excepta illa selda ex parte [orien]tali dicte domus cum tanta quantitate curtilagii quanta pertinet ad dictam seldam in longitudine & latitudine sicut mete docent & habundant,

[1] *Burgensis* is here used in the modern sense, member of Parliament. Christopher of Oxford was one of the burgesses in 1298, but it is not known that he was burgess in 1303.

[2] No. 79 B is another copy of this deed, but reads 'Gilbertus le Hattere quondam de nobis tenuit *de predicto hospitali*'; it omits the sentence beginning 'Pro hac autem', and also the last sentence.

libere, quiete, bene, pacifice, iure & hereditario in perpetuum; reddendo inde annuatim hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci tres solidos ad quatuor anni terminos uidelicet ad festum sancti Michaelis nouem denarios, ad festum beati Thome apostoli nouem denarios, ad festum beate Marie in Marcio nouem denarios & ad festum Natiuitatis sancti Iohannis Baptiste nouem denarios; et michi & heredibus m[eis uel meis assignatis] sex denarios ad duos anni terminos, uidelicet ad festum sancti Michaelis tres denarios & ad festum beate Marie in Marcio tres denarios pro omni seruicio seculari exactione & demanda. Et ego predictus Matheus & heredes mei uel mei assignati warantizabimus, acquietabimus & defendemus predictam domum cum pertinenciis excepta dicta selda cum quantitate dicti curtilagii dictis Waltero & Alicie & heredibus suis uel suis assignatis contra omnes gentes, mares & feminas tam Iudeos quam Cristianos per predictum seruicium. Pro hac autem donacione, concessione, warantizacione, acquietacione, defensione & presentis carte mee confirmacione dederunt michi predicti Walterus & Alicia q[uinque][1] libras & sex solidos & octo denarios in gersummam pre manibus. Et ut hec omnia predicta firma & stabilia permaneant [imperpetuum] hanc cartam sigilli mei inpressione corroboraui. Hiis testibus, Henrico Owein tunc maiore Oxonie, Elya le Q[uilter & Ni]cholao Aurifabro tunc balliuis, Willelmo de Eu, Willelmo le Espicer, Philippo de Eu, Iohanne de Eu, Willelmo Pille, Martino Exem[platore,] ligatore librorum, Iohanne Marscallo, Philippo le Notario, Ricardo Marscallo, Oliuero le Pheliper, Iacobo clerico & aliis.[2]

120.

[Alice, widow of Walter Molendinarius, grants to the Hospital the house once of Mathew le Bolter.]

S. Peter in E. 67 B Mich. 1292–Mich. 1293

Sciant presentes & futuri quod ego Alicia quondam uxor Walteri Molendinarii Oxonie dedi, concessi & hac presenti carta mea confirmaui fratri Nicholao tunc magistro hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratribus & infirmis in dicto hospitali languentibus illud mesuagium meum cum pertinenciis quod quondam tenuit Matheus le Boltere & iacet in suburbio Oxonie in parochia sancti Petri orientalis extra portam orientalem

[1] *quinque* or *quindecim*. The words in brackets are conjectural.

[2] Seal, green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., the Lamb and Flag; illegible.

Oxonie iuxta mesuagium Ricardi Molendinarii ex parte una & iuxta mesuagium quod quondam tenuit Iohannes Marescallus Oxonie ex parte altera; habendum & tenendum dictum mesuagium cum omnibus pertinenciis suis de capitalibus dominis feodi predicto fratri Nicholao tunc magistro dicti hospitalis & eiusdem loci confratribus & infirmis antedictis libere, quiete, bene & in pace iure & hereditarie in perpetuum; faciendo inde capitalibus dominis feodi seruicia debita & consueta que dicto mesuagio incumbunt per annum. Et ego dicta Alicia & heredes mei & assignati dictum mesuagium cum omnibus pertinenciis suis dicto fratri Nicholao tunc magistro dicti hospitalis et eiusdem loci confratribus & infirmis & eorum successoribus warrantizabimus, acquietabimus & contra omnes homines & feminas in perpetuum defendemus. In cuius rei testimonium huic presenti carte sigillum meum apposui; hiis testibus, Henrico Ewayn tunc maiore Oxonie, Thoma de Sowy, Iohanne Wyd tunc balliuis Oxonie, Iohanne Culuerd, Philippo de Ew, Iohanne de Ew, Martino Exemplatore, Andrea Culuerd, Henrico Clerico et multis aliis.[1]

121.

[Alice, widow of Walter Molendinarius, quitclaims to the Hospital the house once of Mathew le Bolter.]

S. Peter in E. 21 E Mich. 1292–Mich. 1293

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit, Alicia quondam uxor Walteri Molendinarii Oxonie salutem in domino sempiternam. Sciatis me concessisse, remisisse ac pro me & heredibus meis seu assignatis in perpetuum quietum clamasse fratri Nicholao tunc magistro hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratribus & infirmis in dicto hospitali languentibus & eorum successoribus in liberam, puram & perpetuam elemosinam totum ius & clamium quod habui vel aliquo modo habere potui in illo mesuagio cum pertinenciis quod quondam fuit Matheo le Boltere & iacet in suburbio Oxonie in parochia sancti Petri orientalis Oxonie iuxta mesuagium Ricardi Molendinarii ex parte una & mesuagium quod quondam tenuit Iohannes Marescallus ex parte altera; quod quidem mesuagium tenui de predicto hospitali tamquam in feodo, soluendo predictis fratri Nicholao tunc magistro dicti hospitalis & eiusdem loci confratribus tres solidos

[1] Seal, light green, pointed oval, 1½ in. × 1 in., a fleur-de-lis, S' ALISCIE RELICTA WALTERI MOLADNARII.

argenti ad duos anni terminos, videlicet ad Annunciacionem beate Marie in Marcio decem & octo denarios & ad festum sancti Michaelis decem & octo denarios; ita quod nec ego dicta Alicia nec heredes mei nec mei assingnati nec aliquis pro me nec per me nec per heredes meos uel assingnatos meos aliquod iuris clamium seu calumpniam in dicto mesuagio cum pertinenciis suis, nec de predictis fratre Nicholao tunc magistro dicti hospitalis nec de eiusdem loci confratribus seu infirmis nec de eorum successoribus pro predicto mesuagio de cetero clamare, exigere seu vendicare poterimus in perpetuum. In cuius rei testimonium huic presenti scripto sigillum meum apposui. Hiis testibus, Henrico Ewayn tunc maiore Oxonie, Thoma Sowy, Iohanne Wid tunc balliuis Oxonie, Iohanne Culuerd, Philippo de Ew, Iohanne de Ew, Martino Exemplatore, Andrea Culuerd & aliis.[1]

122.

[The Hospital grants a lease of the tenement.]

INDENTVRA

S. Peter in E. 18 B Mar. 12, 1350

Nouerint uniuersi quod ita conuenit inter fratrem Adam de Lodbroke magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres ex una parte & Philippum Scissorem & Iohannam uxorem eius ex altera parte, scilicet quod predicti magister & fratres unanimi assensu concesserunt, tradiderunt & dimiserunt predictis Philippo & Iohanne unum mesuagium cum pertinenciis in suburbio Oxonie situatum extra portam orientalem Oxonie; quod quidem mesuagium Thomas Webbe de nobis quondam tenuit; habendum & tenendum predictum mesuagium cum pertinenciis predictis Philippo & Iohanne a die confeccionis presentium usque ad terminum uite eorundem de predictis magistro & fratribus & eorum successoribus; reddendo inde annuatim predictis magistro & fratribus & eorum successoribus quinque solidos ad quatuor anni terminos, uidelicet ad festa Natiuitatis sancti Iohannis Baptiste & sancti Michaelis & sancti Thome apostoli & Annunciacionis beate Marie in Marcio equis porcionibus. Et predicti magister & fratres & eorum successores predictum mesuagium cum pertinenciis toto termino predicto sumptibus suis propriis sustentabunt & emendabunt competenter, necnon acquietabunt & defendent. [The owners may reoccupy the tenement if the rent is

[1] Seal, green, pointed oval, 1½ in. × 1 in., a fleur-de-lis, S' ALISCIE RELICTA WALTERI MOLADNARII.

withheld.] In cuius rei testimonium tam sigillum commune predictorum magistri & fratrum quam sigilla predictorum Philippi & Iohanne hiis scriptis indentatis alternatim sunt appensa; hiis testibus, Iohanne de Bereforde tunc maiore Oxonie, magistro Roberto Maunsel, Iohanne de Falle, Iohanne de Bedeford, Henrico Malmesbury, Nicholao Garrelont, Iohanne Cari et multis aliis. Dat' Oxonie in capitulo nostro die sancti Gregorii pape, anno regni regis Edwardi tercii post conquestum uicesimo quarto.

13. Domus Joye.

The Hospital had a quitrent of eight shillings on this tenement from early times; but we do not know how it was acquired. The rentals show that it was held in 1293 by Matilda Joye, and subsequently by John Joye. The Hospital acquired the freehold in or shortly after 1344.

123.

[Richard Marscallus grants to John de Samford and Alice Joye a house next to Mathew le Bolter, retaining a rent of six shillings.]

S. Peter in E. 47 D Mich. 1273–Mich. 1274

Sciant presentes & futuri quod ego Ricardus Marscallus de Oxonia dedi, concessi & hac presenti carta mea confirmaui Iohanni de Samforde molendinario & Alicie Ioye uxori sue domum meam que sita est inter terram que fuit aliquando Mathei le Boltere ex parte orientali & terram quam Philippus le Notur de me tenet ex parte occidentali in parochia beati Petri orientalis Oxonie, que domus est extra portam orientalem Oxonie in suburbio eiusdem uille; habendam & tenendam dictam domum cum pertinenciis de me & heredibus meis uel meis assignatis, sibi & heredibus suis uel suis assignatis libere, quiete, bene, pacifice, iure, & hereditario in perpetuum; reddendo inde hospitali sancti Iohannis extra portam orientalem Oxonie annuatim & fratribus eiusdem loci octo solidos ad quatuor anni terminos, uidelicet ad festum beati Thome apostoli duos solidos, ad festum beate Marie in Marcio duos solidos, ad festum Natiuitatis beati Iohannis Baptiste duos solidos & ad festum sancti Michaelis duos solidos; et michi & heredibus meis uel meis assignatis sex solidos ad duos anni terminos uidelicet ad festum beate Marie in Marcio tres solidos & ad festum sancti Michaelis tres solidos pro omni seruicio, seculari exaccione & demanda. Et ego predictus Ricardus & heredes mei uel mei assignati warantizabimus, acquietabimus & defendemus dictam domum dictis Iohanni & Alicie

& heredibus suis uel suis assignatis contra omnes gentes, mares & feminas, tam Iudeos quam Cristianos, per predictum seruicium in perpetuum. Pro hac autem donacione, concessione, warantizacione, acquietacione, defensione & presentis carte mee confirmacione dederunt michi predicti Iohannes & Alicia duas marcas sterlingorum in gersummam pre manibus & Matildi uxori mee duos solidos ad sotulares. Et sciendum quod ego predictus Ricardus & heredes mei uel mei assignati & predicti fratres predicti hospitalis habebimus liberum introitum & exitum ad dictum tenementum distringendum pro predicto redditu nostro annuali quocienscumque aretro fuerit. Dicti uero Iohannes & Alicia & heredes sui uel sui assignati non debent dictum tenementum in Iudaismo inuadiare neque alii loco religioso conferre quam predicto hospitali sine licencia custodis & fratrum predicti hospitalis. Et ut omnia predicta firma & stabilia permaneant in perpetuum hanc cartam sigilli mei inpressione corroboraui, hiis testibus, Henrico Owein tunc maiore Oxonie, Elya le Quilter, Nicholao Aurifabro tunc balliuis, Nicholao de Kingestune, Iohanne Culuert, Willelmo Pille, Iohanne Filleking, Iohanne Marscallo, Philippo le Notur, Matheo le Boltere, Waltero Molendinario, Iacobo Cantuariensi clerico & multis aliis.[1]

124.

[Richard Marescallus grants to Alice Joye a rent of six shillings.]

S. Peter in E. 52 B Mich. 1285–Mich. 1286

Nouerint uniuersi ad quos hoc presens scriptum peruenerit quod ego Ricardus Marescallus Oxonie dedi, concessi & quietum clamaui omne ius meum quod habeo uel habere potero pro me & heredibus meis uel assignatis seu omnibus aliis tam Iudeis quam Cristianis quibus eos dare, uendere, assignare uel inuadiare potero Alicie dicte Ioye quondam uxori Iohannis de Sandford & heredibus suis uel assignatis illos sex solidos quos michi ad duos anni terminos pro quadam domo sita inter domum Walteri dicti Molendinarii ex parte orientali & domum quondam Philippi le Notur ex parte occidentali in suburbio Oxonie extra portam orientalem reddere consueuit, sicut in quadam carta quam dictis Iohanni & Alicie fieri concessi pro sex marcis argenti quas michi dedit pre manibus; habendos & tenendos dictos sex solidos iure hereditario libere, quiete, integre, bene & in pace in perpetuum;

[1] Seal, green, pointed oval, 1 in. × $\frac{5}{8}$ in., illegible. In the hand of Philip le Notur.

reddendo inde annuatim michi & heredibus meis uel assignatis dicta Alicia & heredes sui seu sui assignati unum clauum gariophili ad Pascha pro omni seruicio seculari exaccione & demanda, sectis, querelis omnimodis. Ego uero predictus Ricardus & heredes mei uel assignati prenominate Alicie & heredibus suis uel assignatis memoratos sex solidos contra omnes homines & feminas tam Iudeos quam Cristianos ut predictum est warantizabimus, acquietabimus & defendemus. Et ut hec mea donacio, concessio & quieta clamacio perpetue firmitatis robur optineat hanc presentem cartam sigilli mei munimine roboraui. Hiis testibus, Iohanne Culferd tunc temporis maiore, Thoma de Sowey, Nicholao Aurifabro tunc balliuis, Egidio de Stokewille, Martino Exemplatore, Ricardo dicto le Barber, Waltero Molendinario & multis aliis.[1]

125.

[Matilda, widow of Richard le Marechal, releases and quitclaims the same tenement.]

S. Peter in E. 35 D Mich. 1291–Mich. 1292

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Matilda que fuit uxor Ricardi le Marechal de Oxonia salutem in domino sempiternam. Noueritis nos remisisse, relaxasse & omnino quietum clamasse imperpetuum Ricardo le Mouner & Alicie uxori sue & heredibus suis uel assignatis totum ius & clamium michi contingentem nomine dotis uel alterius tituli de tenemento quod situm est inter tenementum Iohannis Neusome ex una parte & tenementum Walteri Molendinarii ex altera, quod tenementum predicta Alicia habuit ex donacione Ricardi le Marechal quondam mariti mei cum pertinenciis extra portam orientalem in suburbio Oxonie, ita uidelicet quod nec ego Matilda nec aliquis per me uel pro me aliquid iuris uel clamii in predicto tenemento cum pertinenciis in posterum exigere uel vendicare poterimus. Pro hac autem remissione, relaxacione & quieta clamacione habenda dederunt michi predicti Ricardus & Alicia octo solidos sterlingorum pre manibus in gersummam. In cuius rei testimonium presenti scripto quiete clamacionis sigillum meum apposui; hiis testibus,

[1] Seal, dark green, pointed oval, 1½ in. × 1 in., the Virgin and Child, a figure in adoration, and a hand above; S' RIC' MARSCALLI ꝑOCHIE SCE MARIE. This seal, together with the seal of no. 131, suggests that Richard Marescallus was owner of Tackley's Inn in St. Mary's parish. It is known from Oriel deeds that about 1320 it was the property of Roger Marescallus, parson of Tackley.

Henrico Owayn tunc maiore Oxonie, Willelmo de Wottesdone, Andrea Culuerd tunc balliuis eiusdem ville, Philippo de Ow, Iohanne de Ow, Iohanne Culuerd, Thoma de Sowy, Iohanne Pille, Willelmo le Marechal, Waltero Molendinario & multis aliis.[1]

126.

[John Joye grants the messuage to trustees.]

S. Peter in E. 51 A June 5, 1344

Sciant presentes & futuri quod nos Iohannes Ioye Lumnour de Cattestret filius & heres Alicie Ioye & Agnes soror eiusdem Alicie dedimus, concessimus & hac presenti carta nostra confirmauimus Roberto Feyssaunt & Thome de Assheby Leger[2] unum mesuagium cum pertinenciis in suburbio Oxonie situatum in parochia sancti Petri in oriente extra portam orientalem Oxonie inter tenementum sancti Iohannis ex utraque parte; habendum & tenendum predictum mesuagium cum pertinenciis predictis Roberto & Thome & heredibus ac assignatis eorum libere, integre, bene & in pace imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et nos predicti Iohannes & Agnes & heredes nostri dictum mesuagium cum pertinenciis predictis Roberto & Thome & heredibus ac assignatis eorum & assignatis suorum assignatorum contra omnes gentes warrantizabimus & imperpetuum defendemus. In cuius rei testimonium nos predicti Iohannes & Agnes huic presenti carte nostre sigilla nostra apposuimus; hiis testibus, Ricardo Cary tunc maiore Oxonie, Symone de Gloucestre, Iohanne le Peyntour, Iohanne de Bybury, Waltero le Deighere, & aliis. Dat' in suburbio predicto die Sabbati proxima post festum sancte Trinitatis anno regni Anglie regis Edwardi tercii post conquestum decimo octauo, regni uero sui Francie quinto.

14. The House of Philip le Notur.

No. 123 shows that at one time this belonged to Richard Marescallus; see also no. 137. It was subsequently the property of Philip the Notary, and was given to the Hospital by his widow.

[1] Seal, green, pointed oval, 1½ in. × 1 in., a star and crescent, S' MATILD' MARCALLI. No doubt Alice Joye had married Richard the Miller for her second husband.

[2] No doubt these were trustees who were to give the property to the Hospital; see no. 94.

127.

[Richard Marscallus remits and quitclaims to John Marscallus a rent due from the house of Philip Notarius.]

[Notum sit qu]od ego Ricardus de Oxonia, marscallus, concessi, remisi & om[nino quietum clamaui Iohanni Ma]rscallo totum ius meum & clamium quod habui uel [habere potui in toto il]lo tenemento cum pertinenciis quod Philippus Notarius [iam inhabitat in] parochia sancti Petri orientalis Oxonie extra portam [orientalem in suburbi]o eiusdem uille pro me & heredibus uel meis assig[natis, ita quod nec ego nec heredes] mei uel mei assignati aut aliquis pro me uel per me [in dicto tenemento cum] pertinenciis aliquid exigere uel clamare poterimus de cetero. [Et pro hac concessione, re]missione & quieta clamancia dedit michi predictus [. Et] ut omnia predicta firma & stabilia permaneant [in perpetuum hac qui]eta clamancia & sigilli mei inpressione corroboraui. [Hiis testibus, Nicholao de Kingestone] tunc maiore Oxonie, Galfrido Aurifabro, Nicholao de Co[leshulle tunc balliuis, Iohanne] Fillekynge, Elya le Quilter, Stephano le Bokbindere, [, Philippo] Notario & multis aliis.[1]

S. Peter in E. 32 E Mich. 1275–Mich. 1276

128.

[Lucia, widow of Philip le Notur, grants and quitclaims her house to the Hospital.]

Sciant presentes & futuri quod ego Lucia uxor quondam Philippi le Notur in ligia uiduitate mea & plena potestate mea dedi & concessi & hac presenti carta mea confirmaui & omnino quietum clamaui pro me & heredibus meis uel meis assignatis in perpetuum deo & hospitali sancti Iohannis extra portam orientalem Oxonie & confratribus ibidem [deo][2] seruientibus unum mesuagium cum omnibus pertinenciis extra portam orientalem Oxonie, uidelicet quod situm est inter tenementum quondam Iohannis Marescalli ex parte australi[3] & tenementum quondam Iohannis de Samford ex parte orientali; habendum & tenendum de me & heredibus meis & de meis assignatis predictum mesuagium cum omnibus pertinenciis predictis fratribus predicti

S. Peter in E. 18 D Mich. 1285–Mich. 1286

[1] The words in brackets are conjectural, the deed being mutilated; but there can be little doubt that it refers to the rent of ½ lb. of pepper, which (see deed no. 128) was due to John le Marshall from the tenement of Philip le Notur (see no. 135).

[2] Omitted by the scribe.

[3] An error for *occidentali*; this error is not uncommon; see no. 130.

hospitalis & eorum successoribus libere, quiete, bene & integre & pacifice in perpetuum, sicut predictum est; reddendo inde annuatim unam dimidiam libram piperis ad[1] Natale Domini heredibus Iohannis le Marescal pro omni seruicio seculari, exaccione & demanda. Et ego uero dicta Lucia & heredes mei siue assignati mei predicto magistro & predictis fratribus & eorum successoribus predictum mesuagium cum omnibus pertinenciis, cum libero introitu & exitu, warentizabimus, acquietabimus & defendemus in perpetuum. Pro hac autem donacione, tradicione, & quieta clamacione dederunt michi predicti fratres uiginti solidos in gersumma pre manibus. Et ut omnia[2] prescripta & prediuisa firma & stabilia in perpetuum permaneant, hoc presens scriptum pro me & pro heredibus meis uel meis assignatis sigilli mei inpressione confirmaui & corroboraui. Hiis testibus, Iohannes Culwerd tunc maiore [*sic*] Oxonie, Nicolaus Aurifaber, Thomas Sowy tunc balliuus,[3] Nicolaus de Kingestone, Robertus de Swenebroke, Philippus de .O, Iohannes de .O, Nicolaus clericus & aliis.[4]

129.

[Philip, son of Philip Notarius, quitclaims the same.]

S. Peter in E. 49 Mich. 1287–Mich. 1288

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Philippus filius Philippi Notarii salutem in domino. Noueritis me dedisse, remississe [*sic*] & omnino quietum clamasse fratri Nicholao magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus, totum ius & clamium quod habui uel habere potui in illo tenemento quod situm est inter tenementum quod quondam fuit Iohannis Marescalli & tenementum Ricardi Molendinarii extra portam orientalem Oxonie; habendum & tenendum predictum tenementum predictis magistro & fratribus & eorum successoribus in liberam & puram & perpetuam elemosinam imperpetuum, ita uidelicet quod nec ego nec heredes mei nec assignati mei nec aliquis nec aliqua nomine meo uel heredum meorum de tenemento predicto aliquod ius uel clamium de cetero exigere uel clamiare [*sic*] uel uendicare poterimus. Et ut hec mea donacio, remissio, quieta clamacio rata & stabilis permaneat in perpetuum huic scripto sigillum meum apposui; hiis testibus, Willelmo le Especer tunc maiore Oxonie, Thoma de Sowy, Andrea de Pyrie, tunc balliuis Oxonie, Henrico Owayn, Philippo de

[1] a, MS.
[2] mea, MS.
[3] *Or* balliuis.
[4] Seal, white, pointed oval, 1½ in. × 1 in., a bird, S' LECE RELICT' PHI' NOTER.

Ow, Iohanne Culuerd, Iohanne de Ow, Nicholao de Kyngestone, Henrico de Gamages, Waltero Molendinario, Iohanne Pylle et aliis.[1]

130.

[Thomas, son of John Marescallus, releases and quitclaims to the Hospital all his right in the house once of Philip Notarius.]

S. Peter in E. 32 D Mich. 1293–Mich. 1294

Sciant presentes & futuri quod ego Thomas filius Iohannis Mareschalli de Oxonia concessi, remisi, relaxaui & omnino quietum clamaui pro me & pro heredibus meis uel meis assignatis fratri Nicholao tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie et eiusdem loci confratribus & eorum successoribus totum ius & clameum quod habui uel unquam aliquo modo habere potui in tenemento quod quondam Philippus Notur & Lucia uxor eius tenuerunt in suburbio extra portam orientalem Oxonie in parochia sancti Petri in oriente simul cum dimidia libra piperis quam pro redditu predicti tenementi annuatim habere clamaui simul cum omnibus arreragiis, eschaetis, wardis, et releuiis & omnibus aliis demandis michi & heredibus meis pertinentibus de predicto tenemento, situato inter tenementum quod quondam Iohannes Mareschallus de nobis [2] tenuit ex una parte versus australem [3] & tenementum quod Iohannes Molendinarius tenet ex altera parte versus orientem, habendum & tenendum dictum tenementum cum omnibus suis pertinenciis simul cum predicta dimidia libra piperis prefatis magistro et fratribus & eorum successoribus libere, quiete, bene, & in pace in puram & perpetuam elemosinam imperpetuum, ita uidelicet quod nec ego Thomas nec heredes mei nec mei assignati nec aliquis nomine meo nec nomine heredum meorum nec assignatorum meorum nec per me nec pro me aliquod ius uel clamium in dicto tenemento uel in dimidia libra piperis imperpetuum de cetero exigere, clamare uel uendicare potero vel poterimus imperpetuum, set ab omnibus accionibus iuris & peticionibus, eschaetis, wardis & releuiis & omnibus aliis demandis de predicto tenemento & pipere cum omnibus suis pertinenciis michi & heredibus meis pertinentibus in eternum scimus [*sic*] exclusi. Pro hac autem concessione, remissione, relaxacione & quieta clamacione dederunt michi prenotati magister & fratres

[1] Seal, white, pointed oval, 1½ in. × 1 in., a fleur-de-lis, S. PHILIPPI FIL' PHILIPPI NOTVR.

[2] Apparently means the brethren of the Hospital and refers to tenement no. 16.

[3] An error for *occidentalem*; see no. 128.

duas marcas argenti pre manibus. In cuius rei testimonium huic presenti scripto sigillum meum apposui; hiis testibus, Iohanne Culuerd tunc maiore Oxonie, Andrea de Pirye & Iohanne Wiꝑt[1] tunc balliuis Oxonie, Henrico Ouwayn, Nicholao Aurifabro, Thoma Souwy, Iohanne de Eu & multis aliis.

15. A Seld granted to the Hospital by Thomas Marescallus.

In 1300 Thomas Marescallus gave to the Hospital a seld from which a rent of 12*d.* was due to the Hospital (see no. 145). This seld had belonged to Richard Marescallus before 1277, but there is no mention of a rent of 12*d.* due to the Hospital in deed no. 131, nor in the rental of 1293. If this rent was a portion of that mentioned in no. 132, it will be noticed that it was not due until after 1293.

131.

[Richard de Oxonia, marescallus, grants a seld to John Marescallus.]

S. Peter in E. 42 A Mich. 1276–Mich. 1277

Sciant presentes & futuri quod ego Ricardus de Oxonia dedi, concessi & hac presenti carta mea confirmaui Iohanni Marscallo unam seldam meam sub domo Philippi Notarii in parochia sancti Petri orientalis Oxonie, que sita est inter tenementum dicti Iohannis ex parte occidentali & hostium domus dicti Philippi ex parte orientali extra portam orientalem Oxonie in suburbio eiusdem uille; habendam & tenendam dictam seldam sicut sita est in longitudine & latitudine cum pertinenciis de me & heredibus meis uel meis assignatis dicto Iohanni & heredibus suis uel suis assignatis libere, quiete, bene & pacifice, iure & hereditario in perpetuum, reddendo inde annuatim michi & heredibus meis uel meis assignatis ipse & heredes sui uel sui assignati unam acum ad festum sancti Michaelis pro omni seruicio seculari, exaccione & demanda; et ego predictus Ricardus & heredes mei uel mei assignati warantizabimus, acquietabimus & defendemus dictam seldam cum pertinenciis dicto Iohanni & heredibus suis uel suis assignatis contra omnes gentes mares & feminas tam Iudeos quam Cristianos per predictum seruicium. Pro hac autem donacione, con-

[1] The officers for Mich. 1293–Mich. 1294 were John Culverd mayor, Andrew de Piry and William de Wodesdon bailiffs. Perhaps the latter died in office and John With who had been bailiff the previous year was elected. The rent of half a pound of pepper is mentioned in deed no 128.

cessione, warantizatione, acquietacione, defensione & presentis carte nostre confirmacione dedit michi dictus Iohannes uiginti & sex solidos sterlingorum in gersummam pre manibus. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum hanc cartam sigilli mei inpressione corroboraui; hiis testibus, Nicholao de Kingestune tunc maiore Oxonie, Galfrido Aurifabro, Nicholao de Colleshelle tunc balliuis, Iohanne de Filleking, Elya le Quilter, Stephano le Bokbindere, Willelmo Pille, Roberto Marscallo, Philippo Notario & multis aliis[1].

132.

[Lucia, widow of Philip le Notur, grants a solar to John Marescallus and Matilda his wife for the term of their lives.]

S. Peter in E. 6 D Mich. 1284–Mich. 1285

Sciant presentes & futuri quod ego Lucia quondam uxor Philippi le Notur in legia uiduitate mea & potestate dedi, concessi & hac presenti carta mea confirmaui Iohanni Marescallo & Matilde uxori sue unum solarium cum omnibus muris & omnibus aliis pertinenciis extra portam orientalem in suburbio Oxonie quod situm est inter mesuagium predicti Iohannis & mesuagium meum proprium; habendum & tenendum predicto Iohanni & Matilde uxori sue de me & heredibus meis uel meis assignatis ad terminum uite utriusque cum omnibus libertatibus suis & consuetudinibus libere, quiete, bene & in pace reddendo inde annuatim unum clauum gariofili usque ad terminum decem annorum plene conpletorum & post illud [*sic*] terminum plene conpletum prefatus Iohannes & Matilda uxor sua reddant michi & heredibus meis uel assignatis duos solidos annui redditus pro omni seruicio seculari, exaccione & demanda. Pro hac autem donatione & concessione predictus Iohannes & Matilda dederunt predicte Lucie unam dimidiam marcam argenti pre manibus. Et ut hec omnia predicta stabilia & rata permaneant hoc presens scriptum impressione sigilli mei roboraui. Hiis testibus Nicholao de Kyngestone tunc maiore, Iohanne Culuard, Thoma de Sowey tunc balliuis, Nicholao Aurifabro, Egidio de Stokwelle, Martino Exemplario, Gerardo Tinctore, Waltero Molendinario, Ricardo Clerico et aliis.[2]

[1] Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a mermaid holding her tail, S. RICARDI MARESCALDI DE TAKEL'. See no. 124.

[2] Seal, green, pointed oval, $1\frac{1}{4}$ in. × 1 in., a bird, S' LVCIE RELICT' PHILIPPI NOT'. Possibly the solar of this deed was above the seld of deed no. 131.

133.

[Lucia grants a wall to John Marescallus.]

S. Peter in E. 7 D Mich. 1284–Mich. 1285

Sciant presentes & futuri quod ego Lucia quondam uxor Philippi le Notur in legia uiduitate mea & potestate dedi, concessi & hac presenti carta mea confirmaui Iohanni Marescallo & heredibus suis uel suis assignatis totum murum meum stantem inter domum meam propriam & domum predicti Iohannis Marescalli extra portam orientalem in suburbio Oxonie, et constat in longitudine a curtilagio sancti Iohannis usque ad altum uicum, ita scilicet quod ego dicta Lucia possum habere asiamenta mea in predicto muro; habendum & tenendum predicto Iohanni & heredibus suis uel assignatis de me & heredibus meis in perpetuum cum libertatibus & consuetudinibus libere, quiete, bene & in pace; reddendo inde annuatim unum clauum gariofili pro omni seruicio seculari, exaccione & demanda scilicet ad Pascha. Pro hac autem donatione & concessione predictus Iohannes dedit dicte Lucie unam dimidiam marcham argenti pre manibus. Et ut hec omnia predicta stabilia & rata permaneant hoc presens scriptum inpressione sigilli mei roboraui. Hiis testibus, Nicholao de Kyngestone tunc maiore, Iohanne Culuard, Thoma Sowe tunc balliuis, Nicholao Aurifabro, Egidio de Stokwelle, Martino Exemplario, Gerardo Tinctore, Waltero Molendinario, Ricardo Clerico & aliis.[1]

134.

[Lucia grants a building called Osthous to John Marescallus.]

S. Peter in E. 9 D Mich. 1284–Mich. 1285

Sciant presentes & futuri quod ego Lucia quondam uxor Philippi le Notur in legia uiduitate mea & potestate dedi, concessi, & hac presenti carta mea confirmaui Iohanni Marescallo meam domum cum omnibus muris & omnibus aliis pertinenciis, & est illa domus que dicitur Osthous & est iuncta illa domus coquine predicti Iohannis in tenemento meo extra portam orientalem in suburbio Oxonie; habendam & tenendam predicto Iohanni & heredibus suis siue assignatis de me & heredibus meis cum omnibus libertatibus & consuetudinibus libere, quiete, bene & in pace, reddendo inde annuatim michi & heredibus meis ipse & heredes sui siue assignati unum clauum gariofili scilicet ad Pascha pro omni seruitio seculari, exactione & demanda. Pro hac

[1] With the same seal as no. 132.

autem donatione, concessione predictus Iohannes dedit michi quinque solidos argenti pre manibus. Et ut hec omnia predicta rata & stabilia permaneant hoc presens scriptum inpressione sigilli mei roboraui. Hiis testibus, Nicholao de Kingestone tunc maiore Oxonie, Iohanne Culuard, Thoma Sowey tunc balliuis, Nicholao Aurifabro, Egidio de Stokwelle, Martino Exemplario, Gerardo Tinctore, Waltero Molendinario, Ricardo Clerico & aliis.[1]

135.

[Lucia grants to John Marescallus a building known as The Hall.]

S. Peter in E. 10 D Mich. 1284–Mich. 1285

Sciant presentes & futuri quod ego Lucia quondam uxor Philippi le Notur in legia uiduitate mea & potestate dedi, concessi & hac presenti carta mea confirmaui Iohanni Marescallo meam domum cum quadam parua camera & cum omnibus muris & omnibus aliis pertinenciis, & est illa domus que dicitur aula mea & est iuncta illa domus aule predicti Iohannis in tenemento meo extra portam orientalem in suburbio Oxonie; habendam & tenendam predicto Iohanni & heredibus suis siue assignatis de me & heredibus meis cum omnibus libertatibus & consuetudinibus libere, quiete, bene & in pace, reddendo inde annuatim michi & heredibus meis ipse & heredes sui siue assignati unum clauum gariofili, scilicet ad Pascha pro omni seruicio, exaccione & demanda. Pro hac autem donatione, concessione predictus Iohannes dedit michi unam dimidiam marcam argenti & unam tunicam bluetam pre manibus. Et ut hec omnia predicta rata & stabilia permaneant hoc presens scriptum impressione sigilli mei roboraui. Hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Iohanne Culuard, Thoma de Sowe tunc balliuis, Nicholao Aurifabro, Egidio de Stokwel, Martino Exemplario, Gerardo Tinctore, Waltero Molendinario, Ricardo Clerico & aliis.[2]

136.

[Lucia grants to John Marescallus a garderoba.]

S. Peter in E. 8 D Mich. 1284–Mich. 1285

Sciant presentes & futuri quod ego Lucia quondam uxor Philippi le Notur in legia uiduitate & potestate mea dedi, concessi & hac presenti carta mea confirmaui Iohanni Marescallo Oxonie unam garderobam & unam paruam placeam cum omnibus muris & omnibus aliis pertinen-

[1] With the same seal.
[2] In the same hand and with the same seal as before.

ciis; et est illa garderoba cum placea predicta sita inter tenementum predicti Iohannis & tenementum quondam Iohannis Molendinarii in latitudine & curtilagium predicti hospitalis sancti Iohannis & curiam meam in longitudine in tenemento meo extra portam orientalem in suburbio Oxonie; habendam & tenendam predicto Iohanni & heredibus suis siue assignatis de me & heredibus meis cum omnibus libertatibus & consuetudinibus libere, quiete, bene & in pace; reddendo inde annuatim michi & heredibus meis ipse & heredes sui siue assignati unum clauum gariofili scilicet ad Pascha pro omni seruitio seculari, exactione & demanda. Pro hac autem donatione, concessione predictus Iohannes dedit michi dimidiam marcam argenti pre manibus. Et ut hec omnia predicta rata & stabilia permaneant hoc presens scriptum inpressione sigilli mei roboraui. Hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Iohanne Culuard, Thoma de Sowe tunc balliuis, Nicholao Aurifabro, Egidio de Stokwelle, Martino Exemplatore, Thoma de Benham, Gerardo Tinctore, Ricardo Clerico & aliis.[1]

16. Tenement once of Roger le Saumpler.

The earlier rentals state that tenements 15 and 16 consisted of two selds with a solar above; as the solar by itself was rented at six shillings in 1328 it must have been large, and the selds each rented at four shillings must also have been large. The easternmost of the selds is probably described in deeds 131–6; the westernmost is traced in the following deeds. There is no deed to show how it originally became the property of the Hospital. It was granted away in perpetuity in 1247, and again in 1276, and in each case it soon returned into the possession of the Hospital.

137.

[The Hospital grants a messuage to Roger Exemplarius at a perpetual rent of eight shillings.]

S. Peter in E. 19 D 1246–7

Sciant presentes & futuri quod ego Adam tunc magister hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci dedimus & concessimus & hoc carta nostra confirmauimus Rogero Exemplario Oxonie unum masuagium nostrum extra portam orientalem Oxonie, scilicet illud quod est inter masuagium Ade Fabri & masuagium Ricardi Marescalli; habendum & tenendum de nobis &

[1] With the same seal.

successoribus nostris sibi & heredibus suis uel suis assignatis exceptis uiris religiosis preterquam fratribus nostris & excepto Iudaismo, libere, quiete & hereditarie; reddendo inde annuatim ille & heredes sui uel sui assignati nobis uel successoribus nostris octo solidos ad quatuor anni terminos, scilicet ad Natale Domini duos solidos & ad festum beate Marie in Marcio duos solidos & ad festum sancti Iohannis Baptiste duos solidos & ad festum sancti Michaelis duos solidos pro omnibus seruiciis, consuetudinibus & exaccionibus & secularibus demandis. Et ego Adam & predicti confratres & eorum successores warentizabimus predicto Rogero & heredibus suis uel suis assignatis predictum masuagium, quamdiu warentizator noster nobis illud warentizare poterit, contra omnes mares & feminas. Et si contingat dictum Rogerum uendere uel inuadiare illud masuagium, dicti magister & confratres propinquiores erunt omnibus aliis, foro tamen racionabili. Et ut hec prescripta rata & inconcussa permaneant hoc scriptum sigillo nostro communi roborauimus. Hiis testibus, Laurencio Log, Willelmo de Chiltone, Rogero le Boltere, Roberto Capellario, Willelmo le Prude, Henrico Combere, Ricardo Marescallo, Ada Fabro, Waltero God[eg[1]]naue, Matheo le Boltere & multis aliis.

138.

[The Hospital acknowledges a payment by Roger Exemplarius.]

Nouerint uniuersi has litteras uisuri uel audituri Rogerum Exemplarium Oxonie soluisse magistro & confratribus hospitalis sancti Iohannis extra portam orientalem Oxonie triginta solidos de gersuma pro quodam masuagio quod [ ][2] ill' extra portam orientalem Oxonie. In huius rei testimonium dicti magister & confratres sigillum suum commune huic scripto apposuerunt.[3] **S. Peter in E. 20 D 1246–7**

139.

[Adam Faber grants to Roger Exemplarius a piece of land.]

Sciant presentes & futuri quod ego Adam Faber dedi, concessi & hac carta mea confirmaui Rogero Exemplario Oxonie quandam partem curie mee extra portam orientalem Oxonie uersus aquilonem que iacet **S. Peter in E. 38 A 1246–7**

[1] An erasure here.
[2] We may conjecture 'recepit ab'.
[3] One seal serves for both 137 and 138. It is the first seal of the Hospital 'S. FRATRVM OSPITALIS S' IOHANNIS DE OXEN''.

inter magnum uicum[1] ex una parte & terram predicti Rogeri ex altera & continet inter muros longitudinem quadraginta & duorum pedum; habendam & tenendam de me & heredibus meis uel meis assignatis sibi & heredibus suis uel suis assignatis libere, quiete & hereditarie, reddendo inde annuatim michi & heredibus meis uel meis assignatis ille & heredes sui uel sui assignati quatuordecim denarios, uidelicet ad festum sancti Michaelis vii d., & ad Pascha vii d., pro omni seruicio & seculari demanda. Et ego Ada [*sic*] & heredes mei uel mei assignati warentizabimus prenominatam partem curie mee prefato Rogero & heredibus suis uel suis assignatis per predictum seruicium contra mares & feminas omnes. Et si contingat predictum Rogerum uel heredes suos uel suos assignatos deficere in solucione predicte pensionis bene licebit michi Ade & heredibus meis uel meis assignatis introire in feodum predicti Rogeri uel heredum suorum uel suorum assignatorum ad capiendum uadimonium pro predicta pensione prefate terre mee. Pro hac autem donacione, & huius carte warentizatione dedit michi predictus Rogerus sex solidos in gersumam. Et ut hec mea donacio & huius carte mee warentizacio stabilis & rata sit, huic scripto sigillum meum apposui, hiis testibus, Rogero Le Arconer extra portam orientalem Oxonie, Ricardo Le Mareschal, Willelmo Ioye, Willelmo Le Prude, Iohanne de Bannebury, Henrico le Peyngnur, Waltero Godekenaue, Iohanne Mocke & multis aliis.

140.

[Roger Exemplarius grants the land to the Hospital.]

S. Peter in E. 39 A Mich. 1247–Mich 1248

Notum sit omnibus hominibus quod ego Rogerus Exemplarius Oxonie concessi & quietum clamaui pro me & heredibus meis deo & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus in perpetuum totum ius & clamium quod habui uel habere potui sine aliquo retenemento in illam particulam terre cum pertinenciis quam emi ab Adam Fabro, que iacet inter magnum uicum ex una parte & terram predicti Rogeri ex altera; ita uidelicet quod nec ego nec heredes mei nec mei assignati aliquid iuris uel clamii in predicta particula terre possimus uendicare in perpetuum. Pro hac autem concessione & quieta clamantia dederunt michi predicti fratres duodecim solidos sterlingorum in gersummam. Ut igitur predicta robur & firmitatem in se optineant huic scripto sigillum meum

[1] Probably Long Wall. Adam Faber had the house at the corner; see no. 137.

apposui; hiis testibus, Nicholao de Stockwelle tunc maiore Oxonie, Galfrido Aurifabro, Willelmo le Seinter tunc prepositis Oxonie, Ricardo Fabro, Roberto Fabro, Adam Fabro, Math[eo] filio Eddr', Adam Wistle, Willelmo Ioie, Rogero le Bolter, Willelmo le Protte & multis aliis.[1]

141.

[Robert le Marischal and Agnes his wife grant and quitclaim the messuage to the Hospital.]

S. Peter in E. 76 Cart. fol. 6r Mich. 1273–4

Sciant presentes & futuri quod ego Robertus le Marischal & Angnes uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus & omnino quietum clamauimus pro nobis & heredibus nostris uel nostris assignatis fratri Waltero tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus & eorum successoribus totum ius & clamium quod habuimus uel aliquo modo habere potuimus sine ullo retenemento in illo mesuagio integro quod situm est inter mesuagium quondam Ricardi le Marischal & mesuagium quondam Iohannis le Marischal cum omnibus suis pertinentiis in domibus edificatis & in curtilagiis, in longitudine & latitudine, sicut nos predicti Robertus & Agnes predictum mesuagium de feodo predictorum fratrum extra portam orientalem Oxonie de predictis fratribus aliquando plenius & largius tenuimus; habendum & tenendum predictum mesuagium cum omnibus suis pertinenciis predictis fratribus & eorum successoribus libere, quiete, bene & in pace imperpetuum sine ullo reclamio predictorum Roberti & Angnetis uel heredum suorum. Pro hac autem donatione, concessione, carte nostre confirmatione & quieta clamantia dederunt nobis predicti fratres octo solidos sterlingorum pre manibus. Et ut hec nostra donatio, concessio, carte nostre confirmatio & quieta clamantia firma & stabilis imperpetuum permaneat, hoc scriptum sigilli nostri impressione roborauimus. Hiis testibus, Henrico Owain tunc maiore Oxonie, Elia le Quilter, Nicholao Aurifabro tunc balliuis de eadem, Galfrido Aurifabro, Galfrido de Hengseie, Iohanne Filekyng', Willelmo Pille, Philippo clerico predicti hospitalis, Ricardo de Eppewelle & aliis.[2]

[1] Seal, white, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a mermaid, S' ROGERI EXEMPLARII OXON.

[2] At the foot 'Transcrib''; two brown seals; on the right, circular, $\frac{3}{4}$ in., a bird, with illegible inscription, on the left, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a bird, S' AGNETIS FIL' ROG'I . . . . . This deed is by the hand of Richard de Eppewelle. Agnes was probably the daughter of Roger Exemplarius.

142.

[The Hospital grants the messuage on a perpetual lease to John le Marischal at a rent of eight shillings.]

CARTA DENTATA

S. Peter in E. 50 May 1, 1276

Sciant presentes & futuri quod ego frater Walterus tunc magister hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres unanimi assensu & consensu dedimus, concessimus & hac presenti carta nostra confirmauimus Iohanni Le Marischal unum mesuagium extra portam orientalem Oxonie in parochea [*sic*] sancti Petri orientalis quod mesuagium situm est inter terram quondam Ricardi le Marischal & terram predicti Iohannis, quod mesuagium Rogerus le Saumplarier quondam tenuit; habendum & tenendum predictum mesuagium cum omnibus suis pertinentiis de nobis & successoribus nostris predicto Iohanni & heredibus suis uel suis assignatis uel cuicumque uel quandocumque illud dare, uendere, assignare uel legare uoluerit, excepta domo religionis, Iudaismo, & uniuersitate, libere, quiete, bene & in pace imperpetuum; reddendo inde annuatim nobis & successoribus nostris octo solidos sterlingorum ad quatuor anni terminos, scilicet ad festum Natiuitatis sancti Iohannis Baptiste duos solidos ad festum sancti Michaelis duos solidos, ad festum sancti Thome apostoli ante Natale duos solidos, & ad festum Annuntiationis beate Marie in Marcio duos solidos pro omni seruicio seculari, exaccione & demanda. Et si ita contingat quod predictus Iohannes & heredes sui uel sui assignati in solucione dicti redditus ad aliquem terminum defitiant [*sic*], concedit pro se & heredibus suis uel suis assignatis quod predicti confratres & eorum successores plenam habeant potestatem & liberum ingressum & exitum namiandi & distringendi tam in mesuagio predicti Iohannis quod situm est inter uiam regalem & mesuagium predictum quam in illo mesuagio de quo redditus tenetur, quousque predictis confratribus satisfactum sit tam de arreragiis quam de principali redditu. Et nos uero predicti magister & confratres & successores nostri predicto Iohanni & heredibus suis uel suis assignatis predictum mesuagium sicut predictum est contra omnes homines mares & feminas tam Cristianos quam Iudeos imperpetuum warantizabimus, acquietabimus & defendemus. Pro hac autem donatione, concessione, carte nostre confirmacione & warantizacione dedit nobis predictus Iohannes unam marcam sterlingorum pre manibus. Et ut hec omnia predicta firma & stabilia imperpetuum permaneant partes alternatim

hiis scriptis dentatis sigilla sua apposuerunt. Hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Galfrido Aurifabro, Nicholao de Colushulle tunc balliuis Oxonie, Henrico Owayn, Galfrido de Heinxeye, Philippo de Ew, Iohanne de Ew, Nicholao Aurifabro, Elya le Quilter, Iohanne de Filekynge, Willelmo Pille, Ricardo de Eppewelle & aliis. Hec scripta facta fuerant ad festum apostolorum Philippi & Iacobi, anno regni regis Eadwardi filii regis Henrici quarto.[1]

143.

[Thomas, son of Roger Exemplarius, quitclaims all right in the messuage.]

S. Peter in E. 17 D Feb. 15, 1285

Omnibus Cristi fidelibus has literas uisuris uel audituris ego Thomas filius Rogeri le Saunplarier salutem in domino sempiternam. Nouerit uniuersitas uestra me concessisse, relaxasse & omnino quietum clamasse de me & heredibus meis uel meis assignatis in perpetuum totum ius meum & clamium quod habui uel aliquo modo de cetero habere potui in uno mesuagio cum pertinenciis extra portam orientalem in suburbio Oxonie fratri Nicholao de Schriueley tunc magistro hospitalis sancti Iohannis Oxonie & fratribus eiusdem loci & eorum successoribus uel assignatis, uidelicet illud mesuagium quod situm est inter mesuagium Iohannis Marescalli & tenementum quod quondam fuit Ricardi le Marchal; et quod mesuagium predictus Iohannes Marescallus tenet de predicto magistro Nicholao et fratribus predictis; unde placitum fuit de predicto mesuagio inter me petentem per breue de recto in curia Oxonie et predictum Iohannem tenentem, ita uidelicet quod ego predictus Thomas nec heredes mei nec mei assignati nec aliquis per nos uel pro nobis in predicto mesuagio cum pertinenciis aliquid iuris uel clamii in posterum seculo durante poterimus exigere uel uendicare aut aliqualiter habere. Pro hac autem consessione [*sic*], dimissione & quieta clamacione dederunt michi predictus magister Nicholaus & fratres dicti Ospitalis uiginti solidos sterlingorum pre manibus in gersummam. Et ut ista quieta clamancia stabilis & rata permaneat hoc presens scriptum inpressione sigilli mei roboraui. Hiis testibus, Nicholao de Kingestune tunc maiore Oxonie, Iohanne Culuard, Thoma de Sowy tunc balliuis, Henrico Owayn, Willelmo le Picer [*sic*], Philippo de Heu, Iohanne de Heu, Iohanne Sewy, Nicholao Aurifabro, Helya le Quilter, Egidio de Stocwelle, Radulfo le Plumer,

[1] Seal, green, pointed oval, 1 in. × $\frac{5}{8}$ in., a lion, S' IOH'NIS LE MAR'CAL.

Martino le Saumplerier, Rogero clerico et aliis. Acta die Iouis proxima post festum sancti Ualentini, anno regni regis Edwardi XIII.[1]

144.

[Thomas, son of John le Mareschal, releases and quitclaims to the Hospital all right in the messuage.]

S. Peter in E. 54 D Mich. 1321–Mich. 1322

Nouerint uniuersi per presentes quod ego Thomas le Mareschal filius Iohannis le Mareschal de Oxonia remisi, relaxaui & omnino quietum clamaui magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie totum ius & clameum quod habui uel habeo seu quouismodo habere potero in quodam mesuagio situato extra portam orientalem Oxonie, quod quidem mesuagium prius tenui de eisdem magistro & fratribus pro octo solidis annui redditus; ita quod nec ego dictus Thomas nec heredes uel assignati mei seu aliquis per nos in dicto mesuagio cum pertinenciis aliquod ius uel clameum de cetero exigere poterimus seu uendicare, sed ab omnibus accionibus & demandis dictum mesuagium qualitercumque contingentibus simus imperpetuum exclusi. In cuius rei testimonium sigillum meum presentibus apposui; hiis testibus, Iohanne de Dokelyntone tunc maiore Oxonie, Andrea de Wormenhale, Iohanne de Gonwardby balliuis Oxonie, Roberto de Wormenhale, Willelmo de Berncestre & aliis.[2]

17. The Corner House with the Forge.

The corner tenement was given to the Hospital by Thomas, son of John le Mareschal, in 1302 (see charter no. 4), when it was described as a house in the corner between Nicholas, son of John le Mareschal, on the east and the road on the west. In the rentals it is described as 'the house with the forge', and the occupier, it will be noticed, generally bore the name of Mareschal or Faber. Thus in 1247 it was held by Adam Faber (see no. 137), and afterwards by persons described as Marescallus. From the following inquisition, and from the rental of 1293, we learn that the Hospital had from early time a quitrent of four shillings from this tenement. Deed no. 71 says that Adam Faber held the land from the Hospital by charter.

[1] Seal, green, circular, 1 inch, a lion and a dragon, S' THOME FIL' ROGERI.
[2] Seal, oval, not pointed; illegible.

145.

[An inquisition Ad Quod Dampnum about the corner house and four selds.]

Inq. ad quod dampnum 33. 24 1300

Inquisicio[1] capta coram balliuis ville Oxonie per sacramentum Thome de Henxeye, Walteri Bost, Thome de Orlyens, Willelmi de Hedindon, Thome de Staunton, Euerardi Pistoris, Oliueri le Taillour, Thome Wyth, Iohannis Franceys, Henrici le Barbor, Roberti de Welles & Iohannis de Newebyri, qui dicunt super sacramentum suum quoad messuagium predictum & quoad quatuor seldas de predictis octo seldis & eciam quoad redditum predictum quod non est ad dampnum uel preiudicium domini regis nec aliorum si idem dominus rex concedat quod [Thomas le Mareschal] dare possit & assignare predictum messuagium & predictas quatuor seldas cum redditu supradicto custodi & fratribus hospitalis predicti, habenda & tenenda eisdem custodi & fratribus & successoribus suis imperpetuum. Dicunt eciam quod predictum messuagium tenetur de predictis custode & fratribus per seruicium quatuor solidorum per annum & valet per annum in omnibus exitibus xv solidos. Et una de predictis quatuor seldis tenetur de eisdem custode & fratribus per seruicium xii denariorum per annum & valet eadem selda per annum in omnibus exitibus quatuor solidos. Item dicunt quod tres alie selde tenentur de communitate ville Oxonie per seruicium xii denariorum per annum & valent per annum in omnibus exitibus novem solidos. Dicunt eciam quod predictus redditus septem denariorum prouenit de quodam tenemento quod Alicia la Webbe tenet ad terminum vite sue de predictis custode & fratribus hospitalis predicti. Item dicunt quod remanebit eidem Thome . . . quoddam tenementum in villa Oxonie tenendum de predictis custode & fratribus ad terminum vite ipsius Thome in excambium pro tenementis predictis & valet illud tenementum quatuor marcas per annum, . . . Preterea dicunt quod residue quatuor selde & predicta acra terre & predicta acra prati non sunt infra libertatem ville Oxonie; ideo nichil inde sciunt.

[1] See no. 15. On July 3, 1300, the king had issued a writ to hold an inquisition whether it would be to his damage if Thomas le Mareschal gave a messuage, eight selds, one acre of land, one acre of meadow, and 7*d.* of rent in the suburb of Oxford, in Bruggesete, in Mershtone, and in Cowley to the warden and brethren of the Hospital of St. John. The corresponding inquisition (see no. 15) is of 1300, but this is undated. It informs us that the Hospital gave to Thomas le Mareschal a house in exchange. This house was in All Saints parish; see no. 535.

18. Three Shops outside East Gate.

This site was granted in 1274 by the Town to John Marescallus at a perpetual rent of one shilling. His son granted it, with shops erected on it, to the Hospital by deed no. 4. The shops were at first worth five shillings each. In the rentals of 1478 and 1484 they paid no rent, being vacant; in 1487 they paid no rent 'quia non edificantur'. They are described at that time as being 'iuxta fontem', which perhaps means 'near the pond'; there is reason to think that behind them and to the north of them there was a fish pond. Between 1487 and 1507 Magdalen allowed this property to revert to the Town by neglecting to pay the quitrent. The following deed shows that an average shop was about 8 feet by 12 feet.

146.

[The City grants to John Marescallus a perpetual lease of a piece of land outside East Gate.]

CYROGRAP

S. Peter in E. 60 B Mich. 1273–Mich. 1274

Hec est conuencio facta inter communitatem Oxonie ex parte una & Iohannem Marescallum ex altera, uidelicet quod predicta communitas dedit, concessit, tradidit & dimisit predicto Iohanni unam aream extra portam orientalem Oxonie iacentem iuxta eandem portam ex parte occidentali,[1] continentem in longitudine uiginti & quatuor pedes & in latitudine duodecim pedes; habendam & tenendam predicto Iohanni & heredibus suis libere, quiete, pacifice & integre in perpetuum; reddendo inde annuatim predicte communitati duodecim denarios ad Pascha pro omni seruicio, exactione & demanda; ita tamen quod si aliqua prohibitio emergat, propter quam predictus Iohannes predictam aream pacifice possidere non possit, tunc predicta communitas ad warentizationem & defensionem predicte aree memorato Iohanni non teneatur, set licebit eidem Iohanni quod ibidem edificauerit sine omni contradiccione asportare. Ut igitur predicta firma & stabilia sine dolo imperpetuum permaneant, predicta communitas sigillum communitatis sue parti remanenti penes predictum Iohannem apposuit & idem Iohannes parti remanenti penes predictam communitatem sigillum suum apposuit. Hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Nicholao Aurifabro, Elia le Cuulter tunc balliuis eiusdem, Henrico Oweyn, Waltero Aurifabro, Galfrido Aurifabro, Willelmo le

[1] 'Next to the gate on its west side,' i. e. the west side of the area was next to the gate.

Espicer, Philippo de Eu, Iohanne de Eu, Iohanne Filkynge,[1] Thoma Clerico & aliis.[2]

19. Leases of Fishing, and of a Garden.

147.

[A lease of fishing in the moat and elsewhere to Simon Godmanstone.]

S. Peter in E. 31 C Sept. 20, 1466

Hec indentura facta inter Willelmum Tybard presidentem collegii sancte Marie Magdalene extra portam orientalem ville Oxonie et eiusdem collegii socios ex una parte & Simonem Godmanstone clericum ex parte altera testatur quod predicti presidens & socii concesserunt, tradiderunt & ad firmam dimiserunt dicto Simoni unum pomerium & omnia stagna in eodem pomerio facta & fienda una cum aqua circumeunte vocata le mote iacens iuxta virgultum infra dictum collegium per annum iii s. iv d.; item quatuor stagna iuxta dictum virgultum per annum iii s. iv d.; item unum columbare situatum in orto eiusdem collegii per annum vi s. viii d.; item unum paruum pratum una cum uno stagno & omnibus fouiis in eodem prato uel circumeuntibus factis vel fiendis et quandam porciunculam terre iuxta antiquum stabulum ex parte orientali & quoddam spacium terre cum aqua iuxta latrinam dicti collegii, ubi fuit ab antiquo locus constitutus pro stauro piscium, per annum vi s. viii d.; et unam magnam foueam uel riuulum qui extendit se a communi aqua per prata dicti collegii secundum longitudinem ab austro uersus boriam usque pratum de Holywelle per annum iii s. iv d.; habenda & tenenda omnia supradicta prefatis Simoni & assignatis suis a festo sancti Michaelis archangeli proximo futuri post datam presencium usque ad finem viginti annorum extunc proximo sequencium & plenarie complendorum; soluendo prefatis presidenti & sociis annuatim in summa totali, ut patet per prius per parcellas specificatas, viginti tres solidos & quatuor denarios sterlingorum, incipiendo diem solucionis sue ad festum sancti Michaelis archangeli proximo futurum post datam presencium. Et predicti presidens & socii volunt & licenciam dant dicto Simoni ad scindendum ramos omnium arborum infra loca predicta sine vasto. Item idem Simon reparabit & manutenebit dictum columbare per totum tempus

[1] Fikynge, MS.

[2] The seal is wanting; the tag remains. Endorsed 'De III shopis iuxta portam orientalem'. The deed shows that the seal of the comminalty was in existence by 1274.

dicte dimissionis & hoc sumptibus suis propriis, ita quod dicti presidens & socii ordinent uel prouideant[1] vel ordinari faciant pro materia requisita ad dictam reparacionem. In cuius [&c. sealing]. Dat' vicesimo die mensis Septembris anno regni regis Edwardi quarti post conquestum Anglie sexto.

148.

[Other leases of fishing.]

Ledger E. 31 Omnibus &c., Owinus Oglethorpe presidens & scholares &c., salutem. Sciatis nos dimisisse, concessisse ac per presentes ad firmam tradidisse Roberto Stokwell ichthiotrophion sive vivarium piscarium quod iacet inter cubiculum promerum (*sic*) ex parte occidentali et pratum dicti nostri collegii ex parte orientali; necnon piscarium sive ius piscandi in flumine predictum pratum nostrum circumdante; necnon in aqua de Charwell ultra molendinum vocatum Kings Mille viz. a rivo vocato Irissmanspole usque ad Merston lake; [for 20 years; rent 10*s*.]. July 24, 5 Ed. VI [1551].

ib. 35 Mar. 20, 6 Ed. VI [1552]; a lease (in English) to Robert Stokwell and Robert Arden of the fish pond 'betwene the chamber wherein the butlers of the college lieth' W. and the College meadow E., and the fishing in the waters that compass the said meadow being in the parishes of St. Peter in the East and St. Clement; 20 years; rent 10*s*.

F. 163 July 20, 10 Eliz. [1568]; a lease to Edward Wainwright cook; 20 years; rent 10*s*.

G. 158 Aug. 1, 28 Eliz. [1586]; a lease to William Billingsley and Ellen Wainwright widow of Edward Wainwright; 20 years; rent 10*s*.

149.

[A lease is granted to John Aldene of a garden and house, south of the College grove.]

Holywell 29 Aug. 10, 1464 Hec indentura facta inter Willelmum Tybard presidentem collegii sancte Marie Magdalene extra portam orientalem ville Oxonie ex una parte et Iohannem Aldene de eadem villa cocum ex altera parte testatur quod dictus Willelmus concessit, tradidit & ad firmam dimisit prefato Iohanni unum magnum gardinum quod extendit se ad venellam[2]

[1] preuideant, MS.

[2] This would be the lane, the entrance of which was between Magdalen Hall and the President's House; the lane leading to the Holy Well would be Long Wall Street. In mediaeval Latin *fons* means 'a well'.

dicti collegii ex parte orientali & ad venellam ducentem ad sacrum fontem alias Holywelle ex parte occidentali, & ad gardina tenementorum dicti collegii ex parte australi & ad virgultum eiusdem collegii ex parte boriali una cum una parua domo situata in dicto gardino; habendum & tenendum predictum gardinum & domum prefato Iohanni a festo Annunciacionis sancte Marie virginis ultimo elapso ante huius datam usque ad finem viginti annorum proximo sequencium & plenarie completorum; reddendo prefatis presidenti & successoribus suis annuatim XVI solidos sterlingorum ad duos anni terminos uidelicet ad festa Annunciacionis beate Marie virginis & sancti Michaelis archangeli per equales porciones. Et dictus Iohannes faciet vel faciet fieri omnes clausuras tam in muris quam in sepibus pertinentes predicto gardino & competenter reparabit dictam paruam domum & hoc sumptibus & propriis expensis & in fine termini sui tam dictas clausuras quam domum sufficienter reparatas dimittet. Et licet dictus Iohannes teneatur prefato presidenti in decem marcis sterlingorum ut patet in quadam obligacione inde facta, vult tamen idem presidens pro se & successoribus suis, quod si predictus Iohannes soluat aut solui faciat & perimpleuerit bene & fideliter ex parte sui conuencionem suam predictam quod tunc predicta obligacio sit nulla & vana; alioquin fiet in suo robore & virtute. In cuius rei testimonium quelibet pars alteri sigillum suum apposuit. Dat' decimo die mensis Augusti anno regni regis Edwardi quarti post conquestum Anglie quarto.

20. Unidentified Deeds; outside East Gate.

Deeds 151–3 deal with a tenement outside East Gate, which was given to the Hospital in 1235, but cannot be located. Possibly it was on the site where the Hospital was subsequently built, or it may have been in Long Wall. The shop of deed no. 150 might have occupied a portion of the frontage of one of the tenements of the Hospital on the north side of the road. In many cases a part of the frontage of a house was given up to shops.

150.

[Matilda, widow of Thomas de Couele, grants to William le Deghere a shop and a plot of land.]

Sciant presentes & futuri quod ego Matill' uxor quondam Thome de Couele de Oxonia dedi, concessi, & hac presenti carta mea confirmaui Willelmo le Deghere de Oxonia & Matill[idi] uxori eius unam schopam cum solario supraedificato & una placea terre adiacente

S. Peter in E. 32 A Mar. 29, 1331

que situantur in parochia sancti Petri in oriente extra portam orientalem uille Oxonie inter tenementa magistri & fratrum hospitalis sancti Iohannis ex utraque parte; habendam & tenendam predictam schopam cum predictis solario & placea terre & omnibus aliis pertinenciis suis predictis Willelmo & Matill[idi] uxori eius & heredibus ac assignatis ipsius Willelmi de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et ego predicta Matill' & heredes mei predictam schopam cum predictis solario & placea terre & omnibus aliis pertinenciis suis predictis Willelmo & Matill' uxori eius & heredibus ac assignatis ipsius Willelmi contra omnes homines warantizabimus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui; hiis testibus, Willelmo de Burcestria maiore Oxonie, Henrico de Stodlee & Iohanne de Gonewardeby balliuis eiusdem uille, Ricardo Cary, Andrea de Wormenale, Symone de Gloucestria, Nicholao de Glettone, Iohanne de Waschtone, Iohanne de Langrissche clerico & aliis. Dat' Oxonie die Ueneris proximo post festum Annunciacionis beate Marie, anno regni regis Edwardi tercii post conquestum quinto.[1]

151.

[Gilbert Carectarius grants all his land to Andrew Halegod.]

S. Peter in E. 58 C Mich. 1234–Mich. 1235

Sciant presentes & futuri quod ego Gilebertus Carectarius de Oxonia concessi, dimisi & liberaui & hac presenti carta mea confirmaui Andree Halegod[2] de Oxonia totam terram illam cum omnibus pertinentiis suis extra portam orientalem Oxonie, uidelicet illam quam aliquando tenui de Roberto Log, que terra iacet inter terram que fuit Iohannis presbiteri ex una parte & terram que fuit Willelmi fratris mei ex altera parte; habendam & tenendam eidem Andree & heredibus suis uel cuicumque eam dare uel legare uel aliquo alio modo assignare uoluerit in perpetuum, libere & quiete, plene & integre, pacifice & honorifice; reddendo inde annuatim michi uel heredibus meis unum

[1] Seal, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., four ears of corn, S' MATILDIS DE COVELE. Endorsed 'uetera feoffementa extra portam orientalem'. William le Dyer, by his will which was proved in 1339 (*Liber Albus*, p. 22) left to Agnes his daughter, who married Reginald the dyer, a shop in the parish of St. Peter in the East, situated between tenements of the Hospital of St. John on either side. There is nothing to show whether the shop was on the north side or the south side of the road, or how or when it became the property of the Hospital. It would be natural to assign this deed to the site of the seventh and eighth tenements, but it is impossible that any shop on that site can have had tenements of the Hospital on both sides as early as 1331.

[2] Halelod, MS.

denarium argenti ad Pascha pro omni seruicio & exaccione & demanda; saluo seruicio capitalium dominorum illius feodi. Et ego predictus Gilebertus & heredes mei warantizabimus predicto Andree & heredibus suis & cuicumque assignare uoluerit totam predictam terram cum omnibus pertinentiis suis sine ullo retinemento contra omnes homines, mares & feminas. Pro hac autem concessione & dimissione & liberacione & confirmacione & warantizacione predictus Andreas dedit michi ad magnum negotium meum septem & decem marcas sterlingorum in garsumma. Ut igitur hec omnia prescripta firma & stabilia in perpetuum permaneant, hoc presens scriptum sigilli mei inpressione roboraui. Hiis testibus, Petro filio Toroldi tunc maiore Oxonie, Ricardo filio Henrici & Willelmo Clerico tunc prepositis Oxonie, Roberto Oeyn, Philippo Molendinario, Henrico filio Henrici, Thoma filio Walteri, Pentecoste, Galfrido de Stokwelle, Roberto Bodin, Iohanne de Kingestune, Waltero Aurifabro, Philippo Pady, Nicholao Whistle, Rogero le Boltere, Willelmo Superbo, Alexandro de Shaftesburi, Iohanne Mok, Roberto Waldri, Adam Whistle, Willelmo de Chiltona, Iohanne Thuregod, Willelmo Carpentario, Thoma Griffin, Willelmo de Mildecumbe clerico & aliis.[1]

152.

[Laurence, son of Robert Log, confirms and quitclaims it to Andrew Halegod.]

S. Peter in E. 54 A Mich. 1234–Mich. 1235

Sciant presentes & futuri quod ego Laurentius filius Roberti Log de Oxonia concessi & hac presenti carta mea confirmaui & quietum clamaui pro me & heredibus meis in perpetuum Andree Halegod & heredibus suis & suis assignatis totum ius & clamium meum quod habui & quod habere potui & quod michi uel heredibus meis accidere poterit in perpetuum in tota terra cum pertinentiis quam Robertus Log pater meus tenuit extra portam orientalem Oxonie. Et pro hac concessione & confirmacione & quietaclamantia predictus Andreas dedit michi in recognicione unam marcam argenti. In huius autem rei testimonium & firmitatis robur huic presenti scripto sigillum meum apposui. Hiis testibus, Petro filio Torold tunc maiore Oxonie, Ricardo filio Henrici & Willelmo Clerico tunc prepositis Oxonie, Roberto Oeyn, Philippo Molendinario, Henrico filio Henrici, Thoma

[1] Seal, light green, circular, 1¼ in., a fleur-de-lis: S. GILEBERTI CHARETARII.

filio Walteri, Pentecoste, Nicholao Whistle, Thoma Griffin, Willelmo de Mildecumbe & aliis.[1]

153.

[Andrew Halegod grants the land to the Hospital.]

S. Peter in E. 35 A Cart. fol. 2v Prob. Mich. 1234–Mich. 1235

Sciant presentes & futuri quod ego Andreas Halegod de Oxonia dedi & concessi & hac presenti carta mea confirmaui hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem deo seruientibus in puram & perpetuam elemosinam pro salute anime mee & animarum antecessorum & successorum meorum ad sustentacionem pauperum & infirmorum in eodem hospitali annuatim faciendam totam terram cum omnibus pertinentiis suis quam emi de Gileberto Carectario Oxonie, que terra iacet inter terram que fuit Iohannis presbiteri ex una parte & terram que fuit Willelmi fratris predicti Gileberti extra prenominatam portam Oxonie orientalem; habendam & tenendam eidem hospitali & confratribus predictis & eorum successoribus imperpetuum libere & quiete & integre, pacifice & honorifice, sicut carta quam idem Gilebertus michi inde sigillauit testatur. Et ut hec mea donatio & concessio & confirmatio rata & inconcussa in perpetuum permaneant cartam predicti Gileberti prenominatam predictis confratribus dedi & hoc presens scriptum ad eiusdem robur & munimen sigilli mei impressione roboraui. Hiis testibus, Petro filio Toroldi tunc maiore Oxonie, Ricardo filio Henrici, Willelmo clerico tunc prepositis Oxonie, Roberto Oeyn, Philippo Molendinario, Henrico filio Henrici, Thoma filio Walteri, Pentecoste, Galfrido de Stokwelle, Roberto Bodin, Roberto Waldri, Nicholao Whistle, Adam Whistle, Rogero le Boltere, Willelmo Superbo, Alexandro de Shaftesburi, Willelmo Canun, Thoma Griffin, Willelmo de Mildecumbe clerico et aliis.[2]

IV. ST. PETER IN THE EAST;

Leases of Tenements on the North Side of the Road. 154–8.

The rentals of 1478 and 1487 show that between these dates the houses from the College to Long Wall were pulled down and rebuilt. In 1478 there were fourteen tenements in this row, but by 1487 the

[1] Seal, green, circular, $1\frac{1}{8}$ in., a star, SIGILL' LAVRENTII [LOG]. Endorsed in an early hand 'Extra portam orientalem de weteri feffamento'. In the hand of William de Mildecumbe.

[2] At the foot 'Transcrib''.

first four at the east end had been turned into Magdalen Hall, and the remaining ten had been reduced to seven. We know from old maps that these houses stood back from the road, and we learn from a lease that in 1519 they were known as 'The Newe Rewe'. In front of them was a gravel walk, and between the walk and the road was a ditch, which some, if not all, of the tenants were bound to scour, when necessary.

Magdalen Hall paid a rent of £2 a year to the College, but did not hold by lease. In the charters, rentals, and leases there is nothing which bears on the relationship between Magdalen Hall and Magdalen College.

154.

Manciple's Tenement.

Next to Magdalen Hall was a tenement called Manciple's: in 1507 and subsequent years it was held by Thomas Pantre, and the leases from 1594 to 1632 suggest that the President's servant was allowed the privilege of a lease of this tenement on favourable terms. By means of the survey of 1772 and of the leases we are able to reconstruct its plan. It had a frontage on the street of eleven yards, but the garden behind, as we learn from a lease of 1762, was twenty yards wide. The tenement measured from north to south more than eighty yards, and extended to the Grove. On the east side of the holding were four tenements running from south to north, which must have been reached through an archway. On the west side was a fifth tenement facing the street, and as the lease of 1748 gives it a frontage of eight feet, while the survey of 1772 assigns to it fifteen feet, we assume that the archway was seven feet wide, and that the tenement extended over the arch. In 1762 the Principal of Magdalen Hall acquired a lease of the back portions of this holding, and in 1771 he obtained a lease of the next tenement on the west, extending as far as what is now the College stables. The rent of Manciple's tenement was always thirty shillings. After 1776 the leases of the three parts into which the tenement had been divided were not renewed, and the Fine Book says that when the leases fell in, part of the site was built upon, and part formed the garden of the President.

Leases.

Dec. 31, 37 Hen. VIII [1545]; a lease to Thomas Hewster, yeoman, of a tenement in the parish of St. Peter in E., now in the tenure of Nicholas Gilney, cooke, between Magdalen Hall E., and a tenement in the tenure of Robert Parret, Esq., W., and half a meadow on the north side of East Bridge, between the water of Cherwell called the Ledger D. 121

King's high stream on the east, and a water of Cherwell pertaining to Magdalen College on the west; for 20 years; rent 30*s.* and 16*s.* 8*d.*

Ledger G. 78 July 29, 25 Eliz. [1583]; a lease to Joan Humfrey, of a tenement called the Manciple's, having Magdalen Hall E., and a tenement in the tenure of Simon Parret, gent., W.; 40 years; rent 30*s.*

H. 114 July 24, 36 Eliz. [1594]; a lease to Thomas Grenehill, servant of the President, of a tenement called the Manciple's; bounded as before; 40 years; rent 30*s.*

H. 224 Nov. 20, 39 Eliz. [1596]; a lease to William, Manciple,[1] of the tenement without East Gate in which he dwells; no bounds; 40 years; rent 30*s.*

J. 139 July 20, 3 Jac. [1605]; a lease to Thomas Grenehill, servant of the President; Magd. Hall is E., and Simon Parrett W.; 40 years; rent 30*s.*

K. 111 Dec. 6, 14 Jac. [1616]; a lease to John Tanner, servant of the President; James Somer, gent., is W.; 40 years; rent 30*s.*

L. 126 July 27, 2 Car., 1626; his lease is renewed; same bounds; 40 years; 30*s.*

M. 44 Dec. 14, 8 Car., 1632; a lease to Richard Roberts, servant to the President; same bounds; 40 years; 30*s.*

M. 308 Dec. 14, 15 Car., 1639; a lease to Thomas Robinson; same bounds; 40 years; 30*s.*

P. 214 Dec. 27, 1660; a lease to Thomas Frewen, of the Inner Temple, Esq.; Owen Price is W.; 40 years; 30*s.*

R. 78 Aug. 18, 24 Car. II, 1674; a lease to Edmund Thurston, upholsterer; Mrs. Price is W.; 40 years; 30*s.* 'The tenant shall scour and clean the ditch before the tenement as often as is needful, and repair the paviment between the tenement and the said ditch.'

S. 415 Dec. 6, 4 Jac. II, 1688; his lease is renewed; Magd. Hall is E., Francis Gillman is W.; it is called a tenement in 'the gravel walk'; 40 years; 30*s.*

U. 263 Dec. 6, 5 Ann, 1706; a lease to Thomas Thurston, 'upholster'; it is now five tenements; 40 years; 30*s.*

X. 148 Dec. 6, 7 Geo. I, 1720; a lease to Elizabeth Cole, widow; same bounds; 40 years; 30*s.*

[1] This lease must refer to Manciple's House, for the rentals show that no other house outside East Gate paid a rent of 30*s.*; probably Thomas Grenehill transferred his lease to William Manciple, but the rentals show that the former either recovered the lease at once, or continued to reside in the house and pay the rent.

Dec. 6, 8 Geo. II, 1734; a lease to Walter Beacham, curryer; same bounds; 40 years; 30*s*. **Ledger Y. 631**

Dec. 6, 22 Geo. II, 1748; a lease to William Buckland, yeoman, of a tenement occupied by four tenants between Magdalen Hall E. and Elizabeth Gilman W., the front next to the gravel walk is 17½ ft. E. to W., 118 ft. S. to N. from the gravel walk to the garden, and at N. end next the garden 30 ft. E. to W.; the garden is 58 ft. E. to W. at the south end, 61⅓ ft. at the north end next the Grove, and 127¼ ft. N. to S.; 40 years; 21*s*. 4*d*. **AA. 436**

Dec. 6, 22 Geo. II, 1748; a lease to Elizabeth Gilman, spinster, of part of the Manciple's House, being 14 ft. N. to S., 8 ft. E. to W., and a piece of ground in the backside 31 ft. N. to S., 28 ft. E. to W.; 40 years; 8*s*. 8*d*. **AA. 437**

Dec. 6, 2 Geo. III, 1762; a lease to William Dennison, D.D., principal of Magdalen Hall, of a messuage, lately erected, with a piece of ground on the N. side, 146½ ft. N. to S. on the east side, 129 ft. N. to S. on the west side, 'from E. to W. at each end of the said premises 60½ ft.', which premises were late in the tenure of William Buckland; 40 years; 10*s*. 8*d*. **CC. 388**

Dec. 6, 2 Geo. III, 1762; a lease to Eliz. Radbone, executrix of Will. Buckland of three messuages; 40 years; 10*s*. 8*d*. **CC. 394**

Dec. 6, 2 Geo. III, 1762; a lease to Rob. Cox, yeoman, of a part of the Manciple's House, described as in 1748; 40 years; 7*s*. 6*d*. **CC. 424**

Dec. 6, 17 Geo. III, 1776; the lease of Dr. Dennison is renewed; 40 years; 10*s*. 8*d*. **FF. 210**

Dec. 6, 17 Geo. III, 1776; the lease of Rob. Cox is renewed; 40 years; 7*s*. 6*d*. **FF. 234**

Dec. 6, 17 Geo. III, 1776; a lease to Ann Buckland, victualler, of three messuages; 40 years; 10*s*. 8*d*. **FF. 243**

155.

Parrett's Tenement.

Next to Manciple's tenement was a tenement which was leased to the family of Parrett from 1519 to 1607, and subsequently was known as Parrett's tenement. It had previously been called 'The Berehouse', and had been occupied by Martin Bereman. From the survey of 1772 we gather that it had a frontage of more than fifteen yards, and contained by that time two tenements. It may be added that the name Parrett may be spelt in nine ways, as each of the vowels might be represented by a, e, or

o, though, as a matter of fact, it is doubtful if the spellings Porrat or Porrot occur.

Leases.

Ledger B. 23 Feb. 6, 10 Hen. VIII [1519]; a lease to 'Robert Porrett bacheler of musyk and scolemaster of the choristers of the said College and Alice his wyffe' of a tenement 'by Maudelen College without the Est gate, of late called the Berehouse, in the parish of S. Peter in E., in the rewe there called the Newe Rewe bytwene the tenement of the said college in the tenure of Thomas a Pantry bydelle of the Universite on the est partie and a tenement of the same College now in the tenure of Edward Barbour on the west partie with a garden and back yard', and also half the meadow by King's Mill, bounded by Charwell on the west and the fields of the town of Marston east; for 20 years; rent 26*s.* 8*d.*

C. 66 July 4, 31 Hen. VIII [1539]; a lease to 'Robert Parret, Esquier, and Alice his wyffe'; the tenant on the east is now Mr. John Oglethorpe, on the west Edward Porter alias Stokfelde; also half the meadow; for 20 years; rent 26*s.* 8*d.*

D. 185 Dec. 26, 2 Ed. VI [1548]; a lease to Robert Parret, Esq., and Alice his wife, of a tenement 'sett and edified by the college' between a tenement of the College in the tenure of Roger Heron E., and a tenement of the College in the tenure of Henry Porter alias Emondson W., and the half of a meadow, as above; for 20 years, rent 26*s.* 8*d.*, surrendering in return an indenture of July 4, 31 Hen. VIII.

F. 147 Dec. 10, 9 Eliz. [1566]; a lease to Simon Parrett of a tenement between a tenement of the College, in the tenure of Roger Heron E., and a tenement of the College in the tenure of Thomas Cooper, formerly Henrie Emanson W., abutting N. on the Grove of the College, together with a little chamber over the study of the said Simon; and half a meadow as before; 40 years; rent 26*s.* 8*d.*

H. 280 July 27, 39 Eliz. [1597]; a lease to Peter Parrett, gent.; Thomas Greenhill is tenant on the E., William Coxed tenant on the W.; 40 years; rent 40*s.*

J. 302 Dec. 19, 5 Jac. [1607]; a lease to James Somner, gent., and Avis his wife; Thomas Greenhill E., Christopher Anderton W.; 40 years; rent 41*s.*

K. 234 July 27, 18 Jac., 1620; a lease to William Westley, gent.; John Tanner E., Christopher Anderton W.; 40 years; 41*s.*

M. 25 July 27, 8 Car., 1632; his lease is renewed; same bounds; 40 years; 41*s.*

July 27, 17 Car., 1641; his lease is renewed; same bounds; 40 years; 41*s*. **Ledger M. 356**

Jan. 2, 165½; a lease to John Westley, gent.; 40 years; 41*s*. **O. 205**

Jan. 15, 23 Car. II, 167½; a lease to Lydia Price, widow; Emanuel Heath E., Sarah Hooper W.; 40 years; 41*s*. **Q. 301**

Aug. 6, 2 Jac. II, 1686; a lease to Francis Gillman, 'meatman', of a tenement 'in the gravel walke', Edmund Thurston E., John Hooper W.; 40 years; 41*s*. **S. 299**

Dec. 6, 12 Will. III, 1700; a lease to Will. Sherwin, gent., and Thomas Gillman, barber; Ric. Gillman, bookbinder, is E., Ric. Gardner, tailor, W.; 40 years; 41*s*. **T. 599**

Dec. 6, 2 Geo. I, 1715; a lease to Mathew Miller, gent.; same bounds; 40 years; 41*s*. **W. 526**

Dec. 6, 3 Geo. II, 1729; a lease to William Taplin, gardiner; same bounds; 40 years; 41*s*. **Y. 127**

Dec. 6, 17 Geo. II, 1743; a lease to Margaret Gilman, widow; John Rawlins, locksmith, is E., late Benjamin Watson W.; 40 years; 41*s*. **Z. 612**

Dec. 6, 31 Geo. II, 1757; a lease to William Taylor, yeoman; Robert Cox E., late Benjamin Watson W.; 40 years; 41*s*. **BB. 460**

Dec. 6, 12 Geo. III, 1771; a lease to William Dennison, D.D., Principal of Magdalen Hall; Rob. Cox E., Christopher Musgrove [1] W.; 40 years; 41*s*. **EE. 247**

156.

The Site of the College Stables.

Next to Parrett's tenement was a tenement, which was originally two, as we learn from the rentals and the earliest leases. The series of leases ends at 1724, and we learn from the Fine Book that the lease was not renewed. Apparently in 1764, when the lease terminated, or perhaps earlier, the College converted this holding into stables, which, according to the survey of 1772, had a frontage on the street of fourteen yards.

[1] The survey of Aug. 1772 places Magdalen College stables on the east of Musgrove. It is just possible that the stables were built between Dec. 1771 and Aug. 1772, Dr. Dennison surrendering part of his land, but it is more likely that the meaning of the lease of 1771 is that Musgrove's was the next house on the west, no account being taken of the stables. It appears from the Fine Book that the lease was renewed to Dr. Dennison in December, 1785, that in 1787 it was in the occupation of William Dry, and that when the lease terminated in 1825 the site was 'built upon by the College'.

Leases.

Ledger F. 8 — Aug. 1, 4 Eliz. [1562]; a lease to Thomas Cooper, M.A., of the tenements with gardens without East Gate late in the tenures of the said Thomas Cooper and of Henry Yemansson, late porter of the college, reserving to the college the little chamber over the study of Simon Parret, and a parcel of the backside extending from the kitchen of the said Simon to the garden of the said Thomas, measuring 17½ yards × 5½ yards; 20 years; rent 30*s.*

F. 161 — July 20, 10 Eliz. [1568]; a lease to Thomas Cooper, dean of Ch. Ch., of the same two tenements; 30 years; rent 33*s.* 4*d.*

G. 114 — July 29, 26 Eliz. [1577]; a lease to Thomas Frier, secretary to Thomas, bishop of Winchester, of two tenements in the tenure of Elizabeth Cooper; 40 years; rent 32*s.* 4*d.* (*sic*).

J. 310 — Nov. 25, 6 Jac. [1608]; a lease to Christopher Anderton, yeoman, of a tenement and garden wherein he dwells; 40 years; rent 39*s.*

K. 100 — Dec 6, 14 Jac. [1616]; his lease is renewed; 40 years; rent 39*s.*

L. 10 — Dec. 5, 20 Jac., 1622; his lease is renewed; 40 years; 39*s.*

L. 150 — Dec. 6, 2 Car., 1626; a lease to William Hooper, B.D., of a tenement where Christopher Anderton, deceased, late dwelt; 40 years; 39*s.*

N. 66 — Aug. 4, 21 Car., 1645; a lease to Cicelie Hooper, widow; 40 years; 39*s.*

Q. 283 — Dec. 13, 23 Car. II, 1671; a lease to Sarah Cooper; 40 years; 39*s.*

R. 693 — June 30, 35 Car. II, 1683; a lease to William Taylor, apothecary, and John Hooper, yeoman; 40 years; 39*s.*

T. 77 — Aug. 6, 7 Will. III, 1695; a lease to John Hooper, yeoman, jun.; 40 years; 39*s.*

W. 69 — Dec. 6, 8 Ann, 1709; a lease to Richard Gardiner, tailor; 40 years; 39*s.*

X. 419 — Dec. 5, 11 Geo. I, 1724; a lease to Robert Woods, gent.; 40 years; 39*s.*

157.

Between the Stables and the Greyhound.

The next tenement was also originally two, rented at 20*s.* and 18*s.* respectively, but from 1554 they were united; yet it appears from the survey of 1772 that there were two houses in the one lease, each with a frontage of about nine yards. The Fine Book says that this tenement was pulled down in 1846.

Leases.

Jan. 14, 17 Hen. VIII [1526]; a lease to Mag. William Bryce, 'bachelor of dyvynytie', of a tenement with stable and garden in the parish of St. Peter in the East, on the west part of the Cardinall's Hat in the tenure of Thomas Hewest', baker, and on the east part of the tenement in the tenure of Nicholas Kyrke[1]; for 20 years; rent 20*s*. **Ledger B. 66**

Dec. 6, 2 Ed. VI [1548]; a lease to 'Henrie Myllwarde, stationer', of a tenement in the parish of St. Peter in the E., between a house of the College called 'The Greyhound' W., and a house of the College in the tenure of Nycholas Gylney E., High Street S., the College Wall N.; for 20 years; rent 20*s*. **D. 177**

Nov. 20, 1 and 2 Phil. and Mary [1554]; a lease to William Gilman, gent., 'bedell of art', of two tenements with gardens, late in the tenure of Henry Milwarde and Nicholas Gilney, bounded by a house of the College called The Greyhound W., and a house of the College in the tenure of Mr. Cooper E., extending N. to the grove of the College; 20 years; rent 38*s*. **E. 60**

July 20, 9 Eliz. [1567]; a lease to William Gilbert (*sic*), gent., 'bedell of art', of a tenement and garden, bounded W. by The Greyhound, E. by a house in the tenure of Dr. Cooper; 30 years; rent 38*s*. **F. 151**

May 16, 20 Eliz. [1578]; a lease to John Mathew, gent.; Nicholas Baulgay, M.A., is now E.; 40 years; rent 38*s*. **F. 286**

Dec. 3, 28 Eliz. [1585]; a lease to William Gilbert, gent.; bounded as in 1578; 40 years; rent 38*s*. **G. 127**

Dec. 19, 40 Eliz. [1597]; a lease to Arthur Hearne, yeoman; William Coxed is E.; 40 years; rent 38*s*. **H. 300**

July 29, 10 Jac. [1612]; a lease to Humphrey Peto, gent.; Cristopher Anderton is E.; 40 years; rent 40*s*. **J. 463**

Dec. 5, 19 Jac., 1621; a lease to Susan Peto, widow; bounded as before; 40 years; 40*s*. **K. 208**

July 30, 11 Car., 1635; her lease is renewed; William Hooper E.; 40 years; 40*s*. **L. 313**

Aug. 9, 1653; a lease to John Hill, cook; William Hooper E.; 40 years; 40*s*. **O. 423**

Dec. 2, 1659; a lease to Eliz. Brockhurst, widow; William Hooper E.; 40 years; 40*s*. **P. 192**

Jan. 4, 26 Car. II, 167$\frac{4}{5}$; a lease to Richard Witt, bachelor of laws; Mr. Hoopper E.; 40 years; 40*s*. **R. 143**

[1] The rentals prove that Nicholas Kyrke was on the east of William Bryce, and Hewster was on the west.

Ledger S. 218 Aug. 6, 1 Jac. II, 1685; a lease to Edward Combes, mercer, and William Shaw, innholder; 40 years; 40*s*.

U. 212 July 17, 5 Ann, 1706; a lease to Eliz. Warkman, widow, and Lucy Egleton, widow, daughters of John Brockhurst, late of Oxford, gent.; late Will. Hooper E.; 40 years; 40*s*.

X. 127 Aug. 6, 7 Geo. I, 1720; a lease to Lucy Egleton; same bounds; 40 years; 40*s*.

Y. 542 Aug. 6, 8 Geo. II, 1734; a lease to Digby Cotes, clerk, Principal of St. Mary Magdalen Hall; Greyhound W., late Will. Hooper E.; 40 years; 40*s*.

AA. 442 Aug. 6, 22 Geo. II, 1748; a lease to John Broughton, barber; 40 years; 40*s*.

CC. 423 Aug. 6, 2 Geo. II, 1762; his lease is renewed; 40 years; 40*s*.

FF. 211 Aug. 6, 16 Geo. III, 1776; a lease to Elizabeth Broughton, spinster; 40 years; 40*s*.

158.

The Greyhound.

The Greyhound Inn, now part of the site of Magdalen College School, had a frontage of eleven yards towards High Street, and sixty-four yards towards Long Wall. At first it bore the name of 'The Cardinal's Hat', as we learn from a lease of the next tenement of the year 17 Hen. VIII, but by 1548 the name was 'The Greyhound'. According to the rentals, the rent of the tenement never changed from 1487; it was always 66*s*. 8*d*.; but the leases of 1556–81 give another figure, with which the rentals do not agree. From the year 1585 onwards the tenant of 'The Greyhound' was allowed a lease of one half of the meadow within Addison's Walk for a rent of 16*s*. 8*d*., the other half being taken by the tenant of 'The Angel'; in consequence the two halves were known as Greyhound Mead and Angel Mead.

Leases.[1]

Ledger E. 89 July 3, 2 and 3 Phil. and Mary [1556]; a lease to Christian Hewster, widow, of a tenement in St. Peter's in the E. called 'The Grayhound', together with half a meadow which extends from Charwell by the east bridge in the S. to a way leading out of the college walks into King's Mill closes on the N., and bounded by Charwell E. and W.; 20 years; rent 53*s*. 4*d*. for the inn, and 16*s*. 8*d*. for the half meadow.

F. 119 July 1, 7 Eliz. [1565]; a lease to Guy Pennington, innholder; 30 years; rent 70*s*.

[1] For the earliest lease see no. 190.

July 22, 23 Eliz. [1580]; a lease to Adrian Pennington, inholder, of The Greyhound, but without the meadow; 40 years; rent 53*s.* 4*d.* **Ledger G. 17**

July 31, 24 Eliz. [1581]; a lease of The Greyhound, and also of the meadow, to Adrian Pennington; 20 years; rent 46*s.* 8*d.*, with 14 bushels of wheat and 3 bushels of malt. **G. 35**

July 22, 28 Eliz. [1585]; a lease to Adrian Pennington of The Greyhound, with backside and garden, bounded by the College Grove N., High Street S., a tenement of the College in tenure of William Gilbert E., the road to Holywell W.; 40 years; rent 66*s.* 8*d.* **G. 163**

Nov. 22, 34 Eliz. [1591]; a lease of The Greyhound to Thomas Drope, bachelor of divinity, Robert Parratt of Northleighe, gent., and Richard Smoote, vintner; Arthur Herne is E.; 40 years; rent 66*s.* 8*d.* **G. 365**

Dec. 4, 39 Eliz. [1596]; a lease to Elizabeth Pennington, widow of Adrian Pennington, and Robert Pennington, her son; bounded as before; 40 years; rent 66*s.* 8*d.* **H. 242**

Dec. 11, 3 Jac. [1605]; a lease to Elizabeth Tyrer, wife of John Tyrer, M.A.; bounded as before; 40 years; rent 66*s.* 8*d.* **J. 167**

Dec. 11, 11 Jac. [1613]; a lease to Elizabeth Tyrer, widow; late Arthur Herne E.; 40 years; rent 66*s.* 8*d.* **J. 506**

July 28, 16 Jac. [1618]; a lease to Elizabeth Tyrer and Judith, the wife of William Potter, wollen draper; 40 years; rent 66*s.* 8*d.* **K. 167**

Dec. 12, 3 Car., 1627; a lease to William Potter, M.A., Judith Potter, daughter of William Potter, alderman, and Leonard Boman, mercer; 40 years; 66*s.* 8*d.* **L. 196**

Dec. 15, 12 Car., 1636; the lease is renewed; 40 years; 66*s.* 8*d.* **M. 188**

Dec. 16, 16 Car., 1640; a lease to Leonard Bowman mercer; 40 years; 66*s.* 8*d.* **M. 243**

Oct. 27, 1654; a lease to Daniel Waldoe of Gray's Inn, Middlesex; 40 years; 66*s.* 8*d.* **O. 633**

Sept. 26, 1657; a lease to Jacob Bobert, gardiner; 40 years; 66*s.* 8*d.* **P. 13**

Aug. 23, 19 Car. II, 1667; a lease to Jacob Bobert, the younger, gardiner; 40 years; 66*s.* 8*d.* **P. 683**

Jan. 17, 30 Car. II, 167$\frac{8}{9}$; his lease is renewed; 40 years; 66*s.* 8*d.* **R. 428**

Dec. 6, 4 Will. and Mary, 1692; his lease is renewed; 40 years; 66*s.* 8*d.* **S. 842**

Dec. 6, 5 Ann, 1706; his lease is renewed; 40 years; 66*s.* 8*d.* **U. 245**

Nov. 21, 7 Geo. I, 1720; a lease to Tilleman Bobart, brother and executor of Jacob Bobart; 40 years; 66*s.* 8*d.* **X. 130**

Aug. 6, 8 Geo. II, 1734; a lease to Tilleman Bobart, gent.; 40 years; 66*s.* 8*d.* **Y. 488**

Ledger AA. 401 Aug. 6, 22 Geo. II, 1748; a lease to Jacob Bobart of Woodstock, gent.; 40 years; 66*s.* 8*d.*

CC. 429 Aug. 6, 2 Geo. III, 1762; a lease to Elizabeth Hodgkinson of Woodstock; 40 years; 66*s.* 8*d.*

FF. 308 Aug. 6, 17 Geo. III, 1777; a lease to Gamaliel Bobart of Woodstock, mercer; 40 years; 66*s.* 8*d.*

V. ST. PETER IN THE EAST; WITHIN EAST GATE; ON THE SOUTH SIDE OF HIGH STREET. 159–265.

1. BOSTER HALL; 86 AND 87 HIGH STREET.

At the time of the Hundred Rolls (1279), and for the next eighty years, the Hospital had only a quitrent of 24*s.* on this tenement; but in 1349 it was given to the Hospital by Peter de Groete, and in the rentals it appears from that date among the Academic Halls at a rent of 40*s.* It is noteworthy that the Hospital enjoyed possession for nearly twenty years (1349–67) before the royal licence was obtained to acquire it (see no. 185). The name of the hall was derived from William de Borstalle, who occupied it in 1293, and about the middle of the fourteenth century the name was corrupted to Boster Hall. As the population of Oxford decreased and halls fell into decay, first the site of Hare Hall was added to Boster Hall, and subsequently part of the site of Nightingale Hall.

It is unknown how the Hospital obtained its original rent in Boster Hall, but it is possible that no. 159 supplies the information. The deed mentions no parish, and is so early that we get no help from the rentals or the Hundred Rolls; but a document of 1272 (*Liber Albus*, p. 18), speaking of a tenement, which we know to be 85 High Street, says that it was next to the land which William de Chilton held under Henry de Witefeld. The following deed, if it refers to Boster Hall, states that the adjacent tenement belonged to the fee of Witefeld; and we must assume that Boster Hall as well was of this fee, and that Richard, son of Amfrid, holding under Henry de Witefeld, had granted his property to another for a perpetual rent of 24*s.*; so that the following deed did not grant the freehold, but only a rent of 24*s.* An Oseney deed supplies some reason for thinking that Eilwin le Turnur held no. 88 High Street, now the New Buildings of University College.

159.

[Richard, son of Amfrid, grants land to the Hospital.]

S. Peter in E. 56 A c. 1205 Notum sit omnibus presentibus & futuris quod ego Ricardus filius Amfridi concessi & dimisi & liberaui hospitali sancti Iohannis, quod

est situm extra portam orientalem Oxonie, & fratribus in eodem hospitali deo & sancto Iohanni seruientibus totam terram meam integre que est inter terram quam Thomas filius Eilrici cepit in maritagium cum Amicia uxore sua & terram quam Eilwinus le Turnur tenet de feodo Henrici de Witefeld, habendam & tenendam firmiter & stabiliter perpetuo de me & heredibus meis hereditarie, reddendo annuatim pro tota predicta terra unum denarium & dimidiam libram piperis ad Natale domini pro omni seruicio & pro omni seculari exactione. Et ego & heredes mei warentizabimus totam predictam terram integre memorato hospitali & fratribus, qui ibidem deo & sancto Iohanni seruiunt, contra omnes homines qui possunt uiuere uel mori, mares & feminas. Et pro concessione mea & dimissione & liberacione & warentizacione mea predicte terre fratres predicti hospitalis dederunt michi tres marcas argenti de pecunia eiusdem domus in recognicione feodi premisse terre. Et quia uolo quod sepedicta terra predicte domui & eiusdem domus fratribus, sicut prediuisum est, rata & inconcussa in perpetuum permaneat, hac mea presenti carta sigilli mei inpressione roborata confirmare curaui. Hiis testibus, Henrico filio Simeonis, Laurentio Kepeharm, Petro filio Gaufridi, Thoma filio Eilrici, Willelmo filio Radulfi, Gaufrido Aurifabro, Oweno, Roberto filio eius, Turoldo Corduenero, Hardingo Palmero, Eilwino le Turnur, Iohanne le Knit, Willelmo le Knit, Waltero filio Iohannis.[1]

160.

[The Hospital agrees that John de Dokelingtone for the term of his life shall pay only ten shillings a year instead of twenty-four shillings.]

S. Peter in E. 1 E Aug. 22, 1295

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit frater Nicholaus magister hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres salutem in domino. Nouerit uniuersitas uestra nos unanimi assensu & consensu totius capituli nostri concessisse & relaxasse Iohanni de Dokelingtone de Oxonia quatuordecim solidos annui redditus in Oxonia, uidelicet de illis uiginti & quatuor solidis annui redditus quos annuatim recipere consueuimus de quodam tenemento quod idem Iohannes de nobis tenet in parochia sancti Petri orientalis Oxonie, & iacet inter tene-

[1] Seal, white wax, varnished brown, circular, 1¾ in., an eagle, SIGILL' RICARDI FILII AM[FRI]DI.

mentum quod fuit quondam Walteri Feteplace ex parte una & tenementum quod fuit quondam Willelmi de Chyltone ex parte altera; habendos & tenendos predictos quatuordecim solidos annui redditus de nobis & successoribus nostris prefato Iohanni ad terminum uite sue libere, quiete, bene & in pace, hoc tamen obseruato quod residui decem solidi de predictis uiginti & quatuor solidis annuatim nobis & successoribus nostris soluantur terminis debitis & consuetis. Et post mortem predicti Iohannis statim predicti quatuordecim solidi annui redditus redeant nobis & successoribus nostris imperpetuum absque aliqua contradiccione seu calumpnia heredum uel executorum predicti Iohannis uel suorum assignatorum. In premissorum vero testimonium parti istius scripti dentati penes predictum Iohannem remanenti sigillum commune capituli nostri est appensum, et relique parti eiusdem scripti penes nos remanenti predictus Iohannes sigillum suum apposuit. Hiis testibus, Thoma de Sowy tunc maiore Oxonie, Thoma de Henxeye & Radulfo de Stokes tunc balliuis eiusdem uille, Philippo de Ow, Iohanne de Ow, Iohanne Culuert, Martino Exemplatore, Henrico Gobyon, Simone de Feukote, & multis aliis. Dat' apud Oxoniam die Lune in octabis Assumptionis beate Marie uirginis anno regni regis Edwardi filii regis Henrici vicesimo tertio.[1]

161.

[Sibilla, widow and executrix of John de Doclyntone, sells Borstalle Hall to William de Leobury.]

S. Peter in E. 15 Nov. 19, 1336

Sciant presentes & futuri quod nos Sibilla quondam uxor Iohannis de Doclyntone de Oxonia, Nicholaus de Langeforde & Iohannes de Pershouere executores testamenti predicti Iohannis de Doclyntone dedimus, concessimus, & hac presenti carta nostra confirmauimus Willelmo de Leobury de Wygornia clerico unum mesuagium cum pertinenciis in Oxonia uocatum Borstallehalle una cum quadam shopa eidem mesuagio annexa, quod quidem mesuagium predictum cum shopa predicta & suis pertinenciis situatur in parochia sancti Petri in oriente inter tenementum priorisse & conuentus de Lutlemor ex parte una & tenementum Iohannis de Whaysshtone ex parte altera, et quod quidem mesuagium predictum cum suis pertinenciis predictis prefatus Iohannes de Doclyntone nuper in testamento suo probato

[1] Seal, brown, circular, $\frac{5}{8}$ in., a boar's head, CREDE MICHI. The will of John de Dokelington, dated Aug. 29, 1335 (preserved at Lincoln Coll.), directs that his tenement called 'Borststalhalle' shall be sold.

coram maiore Oxonie die Veneris proxima post festum sancti Mathei apostoli anno regni regis Edwardi tercii a conquestu decimo legauit ad uendendum pro debitis suis soluendis & testamento suo perimplendo, prout in testamento predicto plenius continetur; habendum & tenendum totum predictum mesuagium cum shopa predicta & ceteris suis pertinenciis quibuscumque predicto Willelmo de Leobury & heredibus suis ac suis assignatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et nos predicti Sibilla, Nicholaus & Iohannes de Pershouere & heredes nostri totum predictum mesuagium cum shopa predicta & ceteris suis pertinenciis quibuscumque predicto Willelmo de Leobury & heredibus suis ac suis assignatis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus. Et quia sigilla nostra pluribus sunt incognita sigillum maioratus Oxonie apponi procurauimus; hiis testibus, Simone de Gloucestre tunc maiore Oxonie, Adam de Tersshaghe & Iohanne de Nortone tunc balliuis eiusdem uille, Willelmo de Burcestre, Andrea de Wormenhale, Stephano de Adyntone & Iohanne Blundel tunc aldermannis predicte uille Oxonie, Iohanne de Whaysshtone, Nicholao de Glettone, Willelmo le Deghere, Rogero Pyron, Thoma de Leghe clerico & aliis. Dat' apud Oxoniam decimo nono die Nouembris anno supradicto.[1]

162.

[Robert de Piriton, who held Borstalle Hall for life, grants his term in it to Thomas de Piriton.]

S. Peter in E. 54 May 26, 1343

Sciant presentes & futuri quod ego Robertus de Piriton dedi, concessi & hac presenti carta confirmaui domino Thome de Piritone consanguineo meo & heredibus suis, quamdiu uixero, unum mesuagium cum suis pertinenciis in burgo Oxonie in alto uico uocatum Borestallehalle in parochia sancti Petri in oriente in eodem burgo situatum, quod quidem mesuagium habui ex dono & feoffamento Petri de Groete[2] ciuis Wygorniensis, habendum & tenendum sibi & heredibus suis quoad uixero, ut predicitur, de capitalibus dominis eiusdem feodi per

[1] On the right the seal of the mayor, an ox facing to the right; also three small seals.

[2] William de Leobury by his will which was proved Feb. 21, 1337, left Borstalle Hall to Peter de Groete and his wife (*Liber Albus*, p. 21). The next deed shows that the purpose of this deed was that Thomas de Piritone should be able to enfeoff Robert de Piritone conjointly with Nicholas de Groete.

seruicia inde debita & consueta. In cuius rei testimonium sigillum meum presentibus est appensum. Dat' apud La More sancti Dyonisii[1] in festo beati Augustini Anglorum apostoli anno domini MCCC quadragesimo tercio. Hiis testibus, domino Thoma de la More milite, Iohanne fratre eiusdem, Stephano Iannes, Willelmo Babbelake, Willelmo Swetekoc & multis aliis.

163.

[Robert de Piriton quitclaims his rights to Nicholas de Groete.]

S. Peter in E. 58 June 22, 1343

Notum sit omnibus per presentes quod ego Robertus de Piritone relaxaui & omnino quietum clamaui Nicholao de Groete scolari Oxon', heredibus & assignatis suis, totum ius & clamium quod habeo seu habui in uno mesuagio cum suis pertinenciis in burgo Oxonie in alto uico, Borestallehalle uocato, in parochia sancti Petri in oriente in eodem burgo situato, quod quidem mesuagium cum suis pertinenciis Thomas de Piritone michi & dicto Nicholao nuper dedit, concessit & ind[e nos] feoffauit & seisiuit, prout per cartam suam nobis inde confectam plenius poterit apparere; ita quod nec ego Robertus n[ec aliquis nom]ine meo in dicto mesuagio cum suis pertinenciis aliquid iuris uel clamei habere poterimus in futurum. In cuius rei testimonium sigillum meum presentibus est appensum. Dat' apud La More decimo kalendas Iulii anno domini millesimo ccc quadragesimo t[ercio]; hiis testibus, dominis Iohanne de Asthalle & Stephano de La More capellanis, Iohanne de Camera, Iohanne Edmundi de Stantone clericis, Iohanne de Maluerne & Ricardo de Piriton laicis & aliis.[2]

164.

[Peter de Greote appoints an attorney to grant seisin of Borstalle Hall to his trustees.]

S. Peter in E. 27 Dec. 1, 1349

Omnibus Cristi fidelibus ad quos presentes litere peruenerint Petrus de Greote, ciuis Wygorn', & Agnes uxor eius salutem in domino sempiternam. Noueritis nos ordinasse & constituisse dilectum nobis in Cristo magistrum Iohannem de Merstone clericum attornatum nostrum ad inponendum Willelmum Louche & Iohannem Mareschal

[1] Northmoor, Oxfordshire, belonged to Deerhurst Priory, a cell of the abbey of St. Denys.

[2] There are holes in the deed.

in plenam & pacificam seisinam in quodam tenemento uocato Borstallehalle cum schopa adiacente & ceteris suis pertinenciis, prout in quadam carta eisdem Willelmo & Iohanni inde confecta plenius continetur, ratum habituri & gratum quicquid predictus magister Iohannes nomine nostro fecerit in hac parte, ac si personaliter presentes essemus. In cuius rei testimonium sigilla nostra presentibus apposuimus. Dat' apud Wygorniam in crastino sancti Andree apostoli, anno regni regis Edwardi tercii a conquestu Anglie uicesimo tercio, regni uero sui Francie decimo.[1]

165.

[An agreement between the Hospital and Peter de Groete.]

Cart. fol. 7v Dec. 8, 1349

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit frater Adam de Lodbroke, magister hospitalis sancti Iohannis Oxonie extra portam orientalem situati, & eiusdem loci confratres salutem in domino sempiternam. Noueritis nos teneri & per presens scriptum firmiter obligari Petro de Groete ciui Wygorniensi pro suo laudabili seruicio nobis impenso & Agneti uxori eius ad facienda & inuenienda hec onera subscripta, uidelicet ad ponenda in martilogio nostro nomina predictorum Petri de Groete, Agnetis uxoris eius, magistri Willelmi de Leobury, domini Thome de Hemenhale, Nicholai de Groete & ceterorum liberorum predictorum Petri & Agnetis, & quod predicta nomina legantur & recitentur quociens contigerit nomina ceterorum benefactorum domus nostre publice recitari. Uolumus eciam quod singulis diebus ad aliquam missam dicatur una collecta pro salubri statu predictorum Petri, Agnetis & liberorum suorum dum uixerint, & pro animabus eorum cum ab hac luce decesserint, ac pro animabus predicti Willelmi de Leobury & domini Thome de Hemenhale & ceterorum benefactorum eorundem Petri & Agnetis. Uolumus eciam & concedimus quod predicti Petrus de Groete, Agnes uxor eius & omnes liberi eorum & benefactores eorum semel in anno in perpetuum in die anniuersario uidelicet in crastino sancti Petri ad Uincula habeant missam solempnem cum nota & exequias in nocte precedente & quod in eadem die distribuantur duo solidi & 1 d. inter pauperes & infirmos infra limites eiusdem hospitalis nostri pro tunc existentes. Uolumus eciam & concedimus pro nobis & successoribus quod specialiter

[1] With two small seals on a strip of the deed. Peter de Groete issued this letter at Worcester on Dec. 1, and no doubt gave it to John de Merstone together with deed no. 166; but the latter was not formally executed and completed by sealing until eight days later at Oxford.

iniungatur omnibus fratribus & sororibus nostris domum nostram predictam sub habitu religionis ingressuris in posterum quod hec omnia supradicta quantum in eis est fideliter obseruent & pro tempore suo inuiolabiliter faciant obseruari. Et ad hec omnia & singula fideliter facienda & tenenda obligamus nos & successores nostros & domum nostram predictam districtioni seu cohercioni cuiuscumque iudicis ecclesiastici seu secularis, si contingat nos in premissis deficere, quod absit, uel in aliquo premissorum. In cuius rei testimonium sigillum nostrum commune presentibus est appensum. Datum Oxonie in domo nostra predicta in festo Conceptionis beate Marie uirginis anno regni regis Edwardi tercii a conquestu Anglie uicesimo tercio, regni uero Francie decimo.

166.

[Peter de Groete grants Borstalle Hall to trustees.]

S. Peter in E. 77 B Dec. 9, 1349

Sciant presentes & futuri quod nos Petrus de Greote, ciuis Wygorniensis & Agnes uxor mea assensu unanimi dedimus, concessimus & hac presenti carta nostra confirmauimus Willelmo Louche & Iohanni Mareschal totum mesuagium nostrum cum pertinenciis in Oxonia uocatum Borstallehalle una cum quadam schopa eidem mesuagio annexa, quod quidem mesuagium predictum cum schopa predicta & suis pertinenciis situatur in alto uico Oxonie in parochia sancti Petri in oriente inter tenementum priorisse & conuentus de Littlemor ex parte una & tenementum Iohannis de Whasyshtone ex parte altera; habendum & tenendum totum mesuagium predictum cum schopa predicta & ceteris suis pertinenciis quibuscumque predictis Willelmo Louche & Iohanni Mareschal & heredibus suis ac suis assignatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et nos predicti Petrus de Greote & Agnes uxor mea & heredes nostri totum predictum mesuagium cum schopa predicta & ceteris suis pertinenciis quibuscumque predictis Willelmo & Iohanni & heredibus suis ac suis assignatis contra omnes gentes warantizabimus & imperpetuum defendemus. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; hiis testibus, Iohanne de Bereford tunc maiore Oxonie, Iohanne de Stodleye balliuo eiusdem uille, Iohanne Bedeford, Thoma Hamme, Henrico de Malmesbury, Ricardo le Coke & Rogero de Northwode & aliis. Dat' apud Oxoniam die Mercurii proxima post festum Concepcionis beate Marie virginis,

anno regni regis Edwardi tercii post conquestum Anglie vicesimo tercio, regni uero sui Francie decimo.

167.

[The trustees of Peter de Groete grant Borstalle Hall to trustees of the Hospital of St. John.]

S. Peter in E. 6 E Dec. 9, 1349

Sciant presentes & futuri quod nos Willelmus Louche & Iohannes Mareschal de Oxonia unanimi assensu dedimus, concessimus & hac presenti carta nostra confirmauimus Willelmo de Shiptone coco, Willelmo Haumond & Henrico Tywe totum mesuagium nostrum cum pertinenciis in Oxonia vocatum Borstallehalle una cum quadam schopa eidem mesuagio anexa, quod quidem mesuagium predictum cum schopa predicta et suis pertinenciis situatur in alto uico Oxonie in parochia sancti Petri in oriente ex parte australi, uidelicet inter tenementum priorisse de Luttelmore ex parte una & tenementum quondam Iohannis de Whaysshtone ex parte altera; habendum & tenendum totum mesuagium predictum cum schopa predicta & ceteris pertinenciis suis predictis Willelmo coco, Willelmo Haumond & Henrico de Tyewe & heredibus suis ac assignatis suis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et nos predicti Willelmus & Iohannes & heredes nostri totum predictum mesuagium cum schopa predicta & ceteris suis pertinenciis predictis Willelmo, Willelmo, & Henrico & heredibus ac assignatis suis contra omnes gentes warantizabimus & imperpetuum defendemus. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; hiis testibus, Iohanne de Bereforde tunc maiore Oxonie, Iohanne Stodleye balliuo eiusdem uille, Iohanne Bedeford, Thoma Hamme, Henrico de Malmesbury, Ricardo le Cook, & Rogero Norwode & aliis. Dat' Oxonie die Mercurii proxima post festum Concepcionis beate Marie uirginis, anno regni regis Edwardi tercii post conquestum Anglie uicesimo tercio, regni uero sui Francie decimo.

168.

[The trustees grant Borstalle Hall to the Hospital St. John.]

S. Peter in E. 37 July 25, 1370

Sciant presentes & futuri quod nos Willelmus de Schyptone cocus, Willelmus Hamond & Henricus Teuwe dedimus, concessimus, & hac presenti carta nostra confirmauimus magistro hospitalis sancti Iohannis

extra portam orientalem Oxonie, fratribus, sororibus et infirmis hospitalis predicti totum mesuagium nostrum cum pertinenciis in Oxonia uocatum Borstallehalle una cum quadam schopa eidem mesuagio annexa, quod quidem mesuagium predictum cum schopa predicta & suis pertinenciis situat[a] sunt [*sic*] in alto uico Oxonie in parochia sancti Petri in oriente ex parte australi, uidelicet inter tenementum priorisse & conuentus de Littelmore ex parte una & tenementum quondam Iohannis de Waysshtone ex parte altera; habendum & tenendum totum mesuagium predictum cum schopa predicta & ceteris pertinenciis suis predictis magistro, fratribus, sororibus & infirmis hospitalis predicti ac eorum successoribus in puram & perpetuam elemosinam imperpetuum. Et nos dicti Willelmus, Willelmus, & Henricus ac heredes nostri totum mesuagium predictum cum schopa predicta et ceteris pertinenciis predictis magistro, fratribus, sororibus & infirmis hospitalis predicti ac eorum successoribus contra omnes gentes warantizabimus & defendemus in perpetuum. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; hiis testibus, Nicholao Heytesbury, Symone Dyere, Thoma Hosebond, Iohanne Marchalle, Iohanne Brehulle fullere & aliis. Dat' Oxonie in festo sancti Iacobi apostoli anno regni regis Edwardi tercii post conquestum quadragesimo quarto.[1]

169.

[The Prioress of Littlemore grants to the Hospital a portion of Sheld Hall adjacent to Borstalle Hall.]

S. Peter in E. 40 Dec. 3, 1374

Nouerint uniuersi per presentes quod inter Matill' Paunesfot, priorissam de Littelmora & eiusdem loci conuentum ex parte una & Robertum de Tuwe, magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie, & confratres eiusdem loci ex parte altera conuentum est in hunc modum, uidelicet quod predicta priorissa & eius conuentus concesserunt, tradiderunt & dimiserunt prefatis magistro & confratribus unam placeam terre in Oxonia iacentem in quodam tofto suo, nuper uocato Sheldhalle, contiguam aule uocate Borstallehalle spectanti ad predictum hospitale ex parte orientali dicti tofti in parochia sancti Petri in oriente, continentem in latitudine tres pedes & in longitudine uiginti sex pedes. Concesserunt eciam pre-

[1] With three imperfect seals. Endorsed 'Boster halle'. For the inquisition in consequence of which the Hospital obtained the royal licence to acquire this tenement see no. 185.

dicta priorissa & eius conuentus dictis magistro & confratribus unum parietem angularem iam stantem in eodem tofto, contiguum uni camere predicte aule de Borstallehalle ex parte orientali eiusdem tofti, continentem in spissitudine duos pedes cum dimidio & in longitudine nouemdecim pedes; habendam & tenendam predictam placeam & dictum parietem prefatis magistro & confratribus & eorum successoribus a die date confeccionis presencium usque ad finem termini centum annorum proximo sequencium & plenarie completorum de predictis priorissa & conuentu & eorum successoribus; reddendo inde annuatim eisdem priorisse & conuentui & eorum successoribus unum denarium ad festum Natiuitatis sancti Iohannis Baptiste in ecclesia sancti Petri predicta; et quod liceat eisdem magistro & confratribus facere & construere super predictam placeam unum nouum parietem angularem lapideum sumptibus suis propriis et maeremium eorundem in eodem pariete cum sic constructum [*sic*] fuerit ac in alio pariete iam ibidem stante inponere & supraponere & illos cooperire ad eorum uoluntatem seu utilitatem sine aliquo impedimento predicte priorisse & conuentus aut successorum suorum. Et si contingat predictam priorissam & conuentum aut eorum successores infra terminum predictorum centum annorum supra parietes predictos aliquid de nouo edificare, quod tunc bene liceat eisdem priorisse & conuentui & eorum successoribus maeremium earundem in predictis parietibus inponere & supraponere & illos cooperire prout melius uiderint expedire, saluo iure utriusque partis, absque ullo impedimento seu perturbacione predictorum magistri & confratrum uel successorum suorum. Et predicta priorissa & conuentus & successores eorundem [*sic*] predictam placeam & parietem prefatis magistro & confratribus & eorum successoribus durantibus centum annis predictis sub forma predicta contra omnes gentes warantizabunt & defendent. In cuius rei testimonium tam sigillum commune domus predictarum priorisse & conuentus quam sigillum commune domus predictorum magistri & confratrum hiis scriptis indentatis alternatim sunt appensa. Dat' apud Littelmoram in domo capitulari predictarum priorisse & conuentus die dominica proxima post festum sancti Andree apostoli, anno domini millesimo tricentesimo septuagesimo quarto, regnique Anglie regis Edwardi tercii post conquestum quadragesimo octauo; hiis testibus, Willelmo Codeshale tunc maiore uille Oxonie, Ricardo Mercer & Galfrido Brehulle tunc balliuis eiusdem uille, Willelmo Hunte, Henrico Tuwe & aliis.[1]

[1] Seal, green, pointed oval, about $2\frac{1}{2}$ in. × $1\frac{3}{4}$ in., apparently a tabernacle with closed doors, beneath is the figure of a bishop in adoration: S' CO'E

170.

[A lease of Boster Hall to Thomas Browne.]

S. Peter in E. 39 Sept. 2, 1470–80

Hec indentura facta inter magistrum Willelmum Tybard, presidentem collegii sancte Marie Magdalene extra portam orientalem uille Oxonie & eiusdem collegii socios ex una parte & Thomam Browne de uilla Oxonie taylour ex parte altera testatur quod dictus presidens & socii ex communi assensu & concensu tradiderunt & ad firmam dimiserunt prefato Thome Brown & assignatis suis eorundem tenementum quondam uocatum Bosterhalle cum gardino eidem annexo; quod quidem tenementum situatur in uilla Oxonie in parochia sancti Petri in oriente inter tenementum priorisse & conuentus de Lytlemore ex parte occidentali & tenementum pertinens ad capellam sancte Marie uirginis in ecclesia sancti Petri predicti ex parte orientali & altam uiam regiam ducentem a porta orientali uersus quadriuium, habendum & tenendum dictum tenementum cum gardino annexo prefato Thome Brown & assignatis suis a festo sancti Michaelis archangeli proximo sequente usque ad terminum nonaginta nouem annorum proximo sequencium & plenarie complendorum, reddendo inde annuatim prefatis presidenti & sociis & eorum successoribus uiginti sex solidos & octo denarios ad quatuor anni terminos usuales uidelicet ad festa Natalis Domini, Annunciacionis sancte Marie uirginis, Natiuitatis sancti Iohannis Baptiste & sancti Michaelis archangeli per equales porciones durante dicto termino. Et dictus Thomas de nouo edificabit uel edificare faciet unam nouam cameram continentem in longitudine xxxi pedes, ubi iam est una antiqua camera ruinosa, ac eciam reparabit sufficienter omnes alias domos ibidem existentes, ac eciam faciet uel faciet fieri omnes muros & reparabit pertinentes ad clausuram dicti tenementi infra duos annos proximo sequentes & sustentabit per totum terminum dicte dimissionis & in fine termini sui sic reparata dimittet & hoc sumptibus & expensis suis propriis; ita tamen quod predicti presidens & socii & eorum successores inuenient materiam pertinentem ad dictam edificacionem & reparacionem, uidelicet mearemium [*sic*] grossum & asceres pro hostiis & fenestris fiendis & [findu[1]]las, opus ferreum, & clauos, ac lapides ad muros & Sclatstone uel tegulas, arenam, lutum cum calce, una cum vectura omnium dictorum & hoc expensis predictorum presidentis & sociorum tociens quociens necesse fuerit. [If the

P'ORI'E SC̄E MARIE ET SC̄I NIC̄HI MARC ANNO DN' MCCCXVIII.
DE [LITTLEMORA F]ACT' KL

[1] See no. 171.

materials are not supplied to him, he may deduct their cost from his rent. The owners may distrain for the rent]. Dat' secundo die mensis Septembris anno regni regis Edwardi [quarti post conquestum] Anglie d[ecimo . . .].

171.

[Abstract of a lease of Boster Hall.]

Mar. 14, 22 Ed. IV; Richard Mayow, the president &c., dimise to Roger Bacster, vintener, and 'Nicholas Seriant, tayler', a tenement once called Boster Hall, between a tenement of the prioress and convent of Littlemore on the west, and a tenement pertaining to the chapel of St. Mary the Virgin in the church of St. Peter in the East on the east; for 80 years from March 25 next, rent 26*s.* 8*d.* The tenants are to keep the buildings in repair: 'ita tamen quod predicti presidens & socii inuenient materiam pertinentem dumtaxat necessariam ad dictas reparaciones & sustentaciones, videlicet meremium grossum & asseres pro ostiis fiendis, findulas,[1] farrament' necessaria, clauos ac lapides ad muros, & tegulas, arenam & lutum cum calce una cum vectura omnium dictorum.' **Misc. 343 Mar. 14, 1482**

172.

Leases of Boster Hall.

Dec. 12, 8 Eliz. [1565]; a lease to Maurice Vaughan, gent., of a tenement and garden in St. Pet. in E., within the city, where he now dwells; no bounds; 30 years; rent 25*s.* **Ledger F. 125**

Dec. 10, 18 Eliz. [1575]; a lease to Maurice Vaughan, of a tenement and garden, in which he dwells; no bounds given; reserving to the College the portion held by Richard Slithurst at a rent of 22*d.*; 40 years; rent 25*s.* **F. 252**

Sept. 12, 24 Eliz. [1582]; a lease to Richard Radcliffe, M.A., and Christian his wife; 40 years; rent 25*s.* **G. 34**

July 24, 36 Eliz. [1594]; a lease to Richard Radcliffe, doctor in phisick, and Christian his wife, of a tenement with a garden and orchard which abut towards the tenement N., and to the lane leading to Alborne Hall S.; 40 years; rent 28*s.* 4*d.*[2] **H. 104**

[1] The first letter is certainly f. The word is not in Ducange. Probably it is formed from *findo*, as *scindula* is from *scindo*, and means 'cleft lathes'.

[2] The rentals show that a garden, probably the site of Nightingale Hall, was rented conjointly by the occupants of The Angel and Boster Hall for 6*s.* 8*d.* a year. When the garden was divided between them, the sum of 3*s.* 4*d.* was

Ledger K. 10 Dec. 3, 12 Jac. [1614]; a lease to Henry Bust, doctor in physic; 40 years; rent 28*s.* 4*d.*

L. 59 Dec. 6, 21 Jac., 1623; a lease to Francis Munday, gent.; 40 years; 28*s.* 4*d.*

O. 39 July 28, 1649; a lease to George Bates, of London, doctor of physick; 40 years; 28*s.* 4*d.*

P. 532 Aug. 9, 17 Car. II, 1665; a lease to William Day, chirurgien; 40 years; 28*s.* 4*d.* It is headed 'house near the Angell'.

P. 631 Aug. 11, 18 Car. II, 1666; a lease to Peter Elliott, doctor of physick, and Thomas Willis, doctor of physick; 40 years; 28*s.* 4*d.*

R. 485 Aug. 17, 32 Car. II, 1680; a lease to Nicholas Stratford, D.D., warden of the college of Manchester; 40 years; 28*s.* 4*d.*

T. 3 Aug. 6, 6 Will. and Mary, 1694; a lease to Nicholas, bishop of Chester; 40 years; 28*s.* 4*d.*

U. 346 Aug. 6, 7 Ann, 1708; a lease to William Stratford, D.D.; 40 years; 28*s.* 4*d.*

X. 284 Aug. 6, 9 Geo. I, 1722; his lease is renewed; 40 years; 28*s.* 4*d.*

Y. 431 Aug. 6, 7 Geo. II, 1733; a lease to Charles Harris, Esq., of two tenements, one in the tenure of Charles Harris, and the other of Thomas Speakeman, carpenter, and Joseph Jackson, cook, with a garden abutting on the tenement of Charles Harris N., and the lane leading to Alban Hall S., all of which were once held by Nicholas Stratford; 40 years; 28*s.* 8*d.*

AA. 328 Aug. 6, 21 Geo. II, 1747; his lease is renewed; Charles Harris occupies one tenement, Samuel Brunt and Thomas Adams, cook, the other; 40 years; 28*s.* 8*d.*

CC. 375 Aug. 6, 2 Geo. III, 1762; a lease to Joseph Smith, doctor of laws, executor of the will of the late Charles Harris; 40 years; 28*s.* 8*d.*

FF. 237 Aug. 6, 16 Geo. III, 1776; a lease to Elizabeth Smith, executrix of Joseph Smith; 40 years; 28*s.* 8*d.*

HH. 261 Aug. 6, 30 Geo. III, 1790; a lease to Henry Towsey, surgeon; 40 years; 28*s.* 8*d.*

b. 83 Aug. 6, 44 Geo. III, 1804; his lease is renewed; 40 years; 28*s.* 8*d.*

d. 94 Aug. 6, 1818; his lease is renewed; fine £114; William Smith, yeoman, and Griffin Higgs, cook, hold one of the two tenements; 40 years; 28*s.* 8*d.* for the first 26 years; £19 the last 14 years.

added to the rent of each of the tenements; in the case of The Angel the addition was made in 1545; in the case of Boster Hall the two leases were not united until 1594.

Aug. 6, 1832; a lease to John Plowman, builder; fine £232 10*s.*; 40 years; 28*s.* 8*d.* the first 12 years; then £19. Ledger e. 233

March 11, 1852; a lease to John Plowman, builder, of the yards at the back reaching to Merton St.; fine £132; 40 years from Aug. 6, 1847; £6 6*s.* 8*d.* g. 95

March 11, 1852; a lease to William Cole, of Oxford, gent., and Rev. William Slatter, of Iffley, clerk, of two messuages facing High St., and a tenement in Logic Lane; fine £380 15*s.*; 40 years from Aug. 6, 1847; £12 13*s.* 4*d.*

Aug. 6, 1861; a lease to Rev. William Slatter; fine £246 10*s.*; 40 years; £12 13*s.* 4*d.* g. 394

Aug. 6, 1861; a lease to John Plowman; fine £200 10*s.*; 40 years; £6 6*s.* 8*d.* g. 395

May 28, 1884; sale to University College of Boster Hall, and all the premises behind for £7,263 10*s.*; the premises leased to Cole and Slatter were 86 and 87 High St., and 9 Merton St.; to Plowman 10, 11, 12 Merton St.; and also the stables in Logic Lane, leased at £2 8*s.* a year. At the same time University College sold no. 33 High St. to Magdalen for £2,500. i. 368

173.

Leases of a portion of Boster Hall garden adjoining Logic Lane.

Dec. 14, 7 Eliz. [1564]; a lease to Richard Slithurst, M.A., and physician, of a parcel of ground 'in the parish of St. Peter in the East', bounded N. by a garden and tenement of the said Richard, S. and E. by a garden and orchard of the college in the tenure of Maurice Vaughan, W. by a lane leading to Aulborn Hall: it measured 28 yds. × 12 yds.; 30 years; rent 20*d.* F. 109

Dec. 16, 16 Eliz. [1573]; a lease to Richard Slithurst, doctor of phisicke, of a little parcel of ground bounded and measuring as above; and another small piece measuring 16 ft. by 2 ft. at one end and 4 ft. at another, part of Maurice Vaughan's holding; 40 years; rent 22*d.*[1] F. 230

Nov. 25, 39 Eliz. [1596]; a lease to John Butler, gent.; the tenement of John Butler is N., Ric. Radcliffe E. and S.; 40 years; rent 22*d.* H. 218

[1] It appears from a plan that the small piece of land, for which a rent of 2*d.* was paid, was required to build a chimney in 88 High Street. These leases are useful as showing who were the occupants of the corner tenement.

Ledger M. 12 Dec. 14, 7 Car., 1631; a lease to Symon Everye, Esq., of Derbyshire; Katherine Ranleigh, widow, is E. and S.; Richard Zouch, doctor of law, is N.; 40 years; rent 22*d.*

O. 371 Dec. 29, 1652; a lease to Richard Zouch, doctor of law; same bounds; 40 years; 22*d.*

R. 42 Dec. 24, 25 Car. II, 1673; a lease to Peter Elliott, doctor of physick; William Day is S. and E.; Peter Elliott N.; 40 years; 22*d.*

W. 70 Dec. 6, 7 Ann, 1708; a lease to Peter Elliott, gent., of Dartmouth, Devonshire; same bounds; 40 years; 22*d.*

X. 628 Dec. 6, 13 Geo. I, 1726; a lease to Richard Smith, yeoman; same bounds; 40 years; 22*d.*

Z. 378 Dec. 6, 14 Geo. II, 1740; his lease is renewed; same bounds; 40 years; 22*d.*

c. 67 Dec. 6, 51 Geo. III, 1810; a lease to Rev. John Cooke and Rev. James Griffith, trustees of the late Dr. Browne, of a piece of ground described as in 16 Eliz.; 40 years; rent 22*d.* for the first 26 years, £2 8*s.* the last 14 years.

e. 68 Dec. 6, 1824; a lease to Percival Walsh and Dr. Rowley, trustees of late Dr. Browne; fine £15 16*s.*; 40 years; rent 22*d.* for the first 12 years, £2 8*s.* for the last 28 years.

f. 143 Dec. 6, 1838; a lease to Dr. Fox, Dr. Plumtree, and Percival Walsh, trustees of late Dr. Browne; fine £41 8*s.*; 40 years; £2 8*s.*

g. 47 Dec. 6, 1848; the lease is renewed; fine £5 8*s.*; 40 years; £2 8*s.*

g. 414 Dec. 6, 1862; the lease is renewed to Dr. Plumptre; fine £31; 40 years; £2 8*s.*

2. The Tenement of University College; 83 and 84 High Street.

By the following deed Wymund grants to the Hospital the wall at the south end of his tenement, reaching to the house of John Kepeharm (i. e. The Angel) on the east and Simon de Feucote on the west. The tenement to the south of Wymund was in Kibald Street, and belonged to the Hospital.

174.

[Wymund le Lyndraper grants and quitclaims to the Hospital the wall at the south end of his tenement.]

S. Peter in E. 59 B Sciant presentes & futuri quod ego Wymundus le Lyndraper dedi, concessi & hac presenti carta mea confirmaui & quietum clamaui pro me & pro heredibus meis uel meis assignatis fratri Nicholao magistro

hospitalis sancti Iohannis extra portam orientalem Oxonie & confra- Mich. 1289–
tribus eiusdem domus & eorum successoribus murum illum situatum Mich.
super terram meam, qui est capital[is] & bunda inter terram meam 1290
uersus aquilonem in parochia sancti Petri in oriente in Oxonia & terram predictorum fratrum uersus austrum, unde capud unum se extendit ad terram Iohannis Kepeharm & aliud capud se extendit ad terram ecclesie sancti Petri in oriente Oxonie quam Symon de Feowcote tempore istius confeccionis tenuit, in puram & perpetuam elemosinam imperpetuum, ita quod predicti fratres bonam licenciam habeant in parte mea de terra mea ad sufficienciam reparacion[um] dicti muri fodere; habendum & tenendum predictum murum cum omnibus esiamentis dicto muro pertinentibus libere, quiete, pacifice & in[tegre in puram & perpe]tuam elemosinam imperpetuum; ita quod predicti fratres predictum murum de terra mea in parte mea ad sufficienciam [ ] ad commoda eorum & ad omnia esiamenta predictorum fratrum & eorum tenencium erigere siue de nouo leuare in toto uel in parte absque [impedimento] uel calumpnia mei uel heredum meorum uel assignatorum meorum imperpetuum. Et ego Wymundus & heredes mei uel mei assignati dictis magistro & fratribus & eorum successoribus predictum murum cum omnibus esiamentis predictis warantizabimus, & defendemus, & acquietabimus in puram & perpetuam elemosinam in perpetuum. Et ut hec mea donatio, concessio, quietaclamacio rata, stabilis & inconcussa in puram & perpetuam elemosinam imperpetuum permaneat, huic scripto sigillum meum apposui. Hiis testibus, Nicholao Aurifabro tunc maiore Oxonie, Thoma de Sowy, Ricardo le Especer tunc balliuis Oxonie, Symone Scot, Martino Exemplario, Iohanne de Ambrebyr', Symone de Feawcote, Iohanne Kepeharm, Michaele Molendinario, Iohanne Log et multis aliis.[1]

3. The Angel; 82 High Street.

In 1279 and 1293 this house was owned by John Kepeharm, and from him it was sometimes called Aula Kepeharm; but there is no reason to think that it was an Academic Hall. It was originally given by John Pilet, but must have been alienated for a perpetual rent of 6*s*. It was finally obtained by the Hospital from Joan Brayles in 1364, and although the royal licence to hold it was not given until 1370, the Hospital granted a lease of it in 1364. We notice that it was known as The Tabard in 1418, and that it

[1] Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a star and a crescent, S' WIMVNDI LINDRAPER. The deed is in bad condition.

changed its name to The Angel before 1523. Like Boster Hall it absorbed several tenements to the south of it, and finally extended as far as Merton Street.

175.

[John Pilet grants two tenements to the Hospital.]

S. Peter in E. 64 B Cart. fol. 10r ? c. 1215

Sciant presentes & futuri quod ego Iohannes Pilet de Oxonia pro salute mea & antecessorum meorum dedi & concessi in liberam & puram & perpetuam elemosinam hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem deo seruientibus duas terras intra muros Oxonie cum omnibus pertinentiis suis, scilicet terram que iacet inter terram que fuit Willelmi Fabri & terram Hugonis Boltarii, quam Willelmus Olipac tenuit de antecessoribus meis, et terram que iacet inter terram Roberti Kacki & terram Aliz Olifer in longum & latum, quam Andreas Wanterius tenuit ad portam orientalem; tenendas sibi in perpetuum libere & quiete & integre de me & heredibus meis; reddendo michi & heredibus meis annuatim pro predictis terris dimidiam marcam argenti pro omni seruicio & exactione ad duos terminos anni, scilicet ad festum sancti Michaelis quadraginta denarios & ad festum sancte Marie in Marcio quadraginta denarios. Et ego Iohannes Pilet & heredes mei predictas terras predicto hospitali & fratribus eiusdem warantizabimus contra omnes homines, mares & feminas. Et ut hec mea donatio firma sit & stabilis in perpetuum eam hac presenti carta mea sigillo meo signata confirmaui. Hiis testibus, magistro Roberto Scoto, magistro Willelmo Scoto fratre eius, magistro Nicholao Martel, Henrico filio Symeonis, Philippo Molendinario, Galfrido Aurifabro, Adam Ruffo, Roberto Oein, Waltero Ynge, Ricardo filio Henrici, Thoma Scriptore & multis aliis.[1]

176.

[Nicholas de Bailles grants a messuage to John de Hothom.]

S. Peter in E. 31 D Nov. 23, 1343

Sciant presentes & futuri quod ego Nicholaus de Brailles de Oxonia dedi, concessi & hac presenti carta mea confirmaui Iohanni de Hothom unum mesuagium cum suis pertinenciis in Oxonia in parochia sancti

[1] At the foot 'Transcrib''. Endorsed 'loquitur de terra quam Walterus Gulle tenet infra portam & de domo Inge'. We know from the *Cartulary of St. Frideswide* (i. 328) that John Pilet gave to the Hospital two tenements, one being Ing Hall in St. Mary's and the other a tenement of John Carpenter, for which the Hospital was to pay him a rent of 6*s.* 8*d.*; we assume therefore that these are the two tenements in our deed; but it must be confessed that none of the names in this deed give any support to this assumption.

Petri in oriente, situatum inter tenementum uocatum Bradewellehalle ex parte una & tenementum Uniuersitatis Oxonie ex parte altera; habendum & tenendum predictum mesuagium cum suis pertinenciis predicto Iohanni & heredibus suis ac suis assignatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et ego predictus Nicholaus & heredes mei predictum mesuagium cum pertinenciis prefato Iohanni & heredibus suis ac suis assignatis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui. Hiis testibus, Ricardo Cary tunc maiore Oxonie, Iohanne de Brehulle & Iohanne de Bedeforde tunc balliuis eiusdem uille, Waltero de Faryndone, Reginaldo le Deyere, Ricardo le Couk, Iohanne de Baldyndone, Rogero Piron & aliis. Dat' apud Oxoniam die dominica in festo sancti Clementis Pape anno regni regis Edwardi tercii post conquestum decimo septimo.

177.

[John de Hothom returns it to Nicholas de Brailles, now married.]

S. Peter in E. 42 D see 31 D Nov. 29, 1343

Sciant presentes & futuri quod ego Iohannes Hothom dedi, concessi & hac presenti carta mea confirmaui Nicholao de Brailles & Alicie uxori eius unum mesuagium cum suis pertinenciis in Oxonia in parochia sancti Petri in oriente situatum inter tenementum quod uocatur Bradewellehalle ex una parte & tenementum Uniuersitatis Oxonie ex altera parte; habendum & tenendum predictum mesuagium cum pertinenciis predictis Nicholao & Alicie & heredibus de corporibus eorum legitime procreatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et si predicti Nicholaus & Alicia sine heredibus de corporibus eorum legitime procreatis obierint, tunc uolo quod predictum mesuagium cum pertinenciis rectis heredibus ipsius Nicholai remaneat imperpetuum. Et ego predictus Iohannes & heredes mei predictum mesuagium cum pertinenciis predictis Nicholao & Alicie & heredibus de corporibus eorum legitime procreatis ac eciam rectis heredibus ipsius Nicholai in forma predicta contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui; hiis testibus Ricardo Cary tunc maiore Oxonie,

Iohanne de Brehulle & Iohanne de Bedeforde tunc balliuis eiusdem uille, Waltero de Faryndone, Reginaldo le Deyere, Ricardo le Couk, Iohanne de Baldyndone, Rogero Pirun & aliis. Dat' Oxonie vicesimo nono die Nouembris anno regni regis Edwardi tercii post conquestum decimo septimo.

178.

[Joan de Brailles grants a lease of the tenement.]

S. Peter in E. 13 E June 29, 1362

Hec indentura facta [die Mercurii in festo sancti] Petri apostoli anno regni regis Edwardi tercii post conquestum tricesimo sexto inter Iohannam filiam & heredem [Nicholai Brayles] de Oxonia in sua uirginitate & in plena potestate ex una parte tradentem & Thomam Aleyn de Cloptone & Angnetam uxorem suam ex altera parte re[cipientes testatur quod] predicta Iohanna Brayles tradidit, concessit, ac dimisit predicto Thome & Angnete uxori sue unum mesuagium quod predicte Iohanne accede[bat hereditarie post deces]sum predicti Nicholai patris sui; quod quidem predictum mesuagium situatum est in vico alto Oxonie in parochia sancti Petri in oriente inter tenementum Iohannis [Brasiere ex una parte &] mesuagium de Oriale ex altera parte; habendum & tenendum predictum mesuagium cum omnibus pertinenciis suis predictis Thome & Angnete uxori sue [heredibus & assignatis suis ad] terminum decem annorum plenarie completorum post datam confeccionis presencium, reddendo inde annuatim in primis quinque annis predicte Iohanne, [heredibus & assignatis suis] octo solidos sterlingorum bone & legalis monete ad quatuor terminos usuales in Oxonia, et capitali domino sex solidos pro omnibus seruiciis, [exaccionibus & demandis. Et] si contingat predictos Thomam & Angnetem predictum mesuagium ultra quinque annos post datam confeccionis presencium proximos [*sic*] sequentes te[nere, tunc soluent predicte] Iohanne annuatim quadraginta solidos argenti et capitali domino sex solidos ad terminos predictos. [The owner will keep it in repair.] Hiis testibus, Willelmo Hunte, Nicholao Hytesbury, Henrico Pyron, Thoma Coek, [,] Bedeford, Thoma Chandeler & multis aliis. Dat' apud Oxoniam die & anno supradictis.[1]

[1] The deed is injured by damp; the words in brackets are restored from no. 179.

179.

[The same lease with an additional clause.]

Hec indentura facta die Mercurii in festo sancti Petri apostoli anno regni regis Edwardi tercii post conquestum tricessimo sexto inter Iohannam Brayles filiam & heredem Nicolai Brayles de Oxonia in sua uirginitate & in plena potestate ex una parte tradentem & Thomam Aleyn de Clopton & Angnetem uxorem suam ex altera parte recipientem testatur quod predicta Iohanna Brayles tradidit, concessit, ac dimisit predictis Thome & Agneti uxori sue unum mesuagium quod predicte Iohanne accedebat hereditarie post decessum predicti Nicholai patris sui; quod quidem predictum mesuagium situatum est in uico alto Oxonie in parochia sancti Petri in oriente inter tenementum Iohannis Brasiere ex una parte & tenementum de Oriale ex altera parte; habendum & tenendum predictum mesuagium cum omnibus pertinenciis suis predictis Thome & Agneti uxori suę, heredibus & assignatis suis, ad terminum decem annorum plenarie completorum post datam confeccionis presencium; reddendo inde annuatim in primis quinque annis predicte Iohanne, heredibus ac assignatis suis octo solidos sterlingorum bone & legalis monete ad quatuor terminos usuales in Oxonia, et capitali domino sex solidos pro omnibus seruiciis, accionibus & demandis. Et si contingat predictos Thomam & Angnetem predictum mesuagium ultra quinque annos post datam confeccionis presencium proximos sequentes tenere uel ocupare [*sic*], soluent predicte Iohanne annuatim quadraginta solidos & capitali domino sex solidos ad terminos predictos. Insuper predicta Iohanna domos emendabit & sustentabit sumptibus suis propriis uidelicet in coopertorio & in omnibus aliis necessariis faciendis. [If the rent is withheld she may reoccupy the premises.] Et si contingat predictam Iohannam predictum mesuagium infra terminos quinque annorum predictos uendere uel alienare quod absit, quod predicta Iohanna, heredes uel assignati sui soluant predictis Thome & Agneti uxori sue centum solidos. Et ego uero predicta Iohanna, heredes & assignati mei predictum mesuagium predictis Thomam & Angneti, heredibus & assignatis suis ad totum terminum predictum in forma predicta contra omnes gentes warantizabimus, aquietabimus & defendemus. In cuius [&c. sealing], hiis testibus Iohanne Brasyare, Willelmo Hunte, Nicholao Hytesbury, Thoma Cocke, Thoma Chaundeler, Henrico Pyron & multis aliis. Dat' apud Oxoniam die & anno supradictis.

S. Peter in E. 13 B June 29, 1362

180.

[Joan de Brayles appoints an attorney to give seisin.]

S. Peter in E. 45 B Feb. 10, 1364

Nouerint uniuersi quod ego Iohanna filia & heres Nicholai Brayles de Oxonia attornaui & loco meo constitui dilectum michi in Cristo magistrum Willelmum de Waltone clericum ad ponendum nomine meo in plenam & pacificam seysinam Thomam Paket de Borword & Willelmum le Cook domus sancti Iohannis extra portam orientalem Oxonie in uno tenemento cum omnibus suis pertinenciis in villa Oxonie situato in parochia sancti Petri in oriente secundum tenorem carte mee eisdem per me confecte, plenius & melius continetur [*sic*], ratum & gratum habitura quicquid idem predictus magister Willelmus duxerit [*sic*] vel fecerit in premissis. In cuius rei testimonium presentibus sigillum meum apposui. Dat' Oxonie die Sabbati proxima post festum sancte Agathe virginis anno regni regis Edwardi tercii post conquestum tricesimo octauo.

181.

[Joan de Brayles grants her messuage to Thomas Paket and William le Cook.]

S. Peter in E. 12 Feb. 10, 1364

Sciant presentes & futuri quod ego Iohanna, filia & heres Nicholai Brayles de Oxonia in pura uirginitate mea ac legia potestate dedi, concessi, & hac presenti carta mea confirmaui Thome Paket de Boreword & Willelmo le Cook domus sancti Iohannis extra portam orientalem Oxonie unum tenementum meum cum omnibus suis pertinenciis in uilla Oxonie, quod quidem tenementum situatum est in parochia sancti Petri in oriente in alta strata ex parte australi, uidelicet inter tenementum aule Uniuersitatis ex una parte & tenementum magistri & scolarium aule de le Oriale ex parte altera; habendum & tenendum predictum tenementum cum omnibus suis pertinenciis predictis Thome & Willelmo, heredibus ac eorum assignatis bene & in pace in feodo & in hereditate in perpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta pro omni seculari seruicio, exaccione & demanda. Et ego uero predicta Iohanna & heredes mei predictum tenementum cum omnibus suis pertinenciis predictis Thome & Willelmo, heredibus ac eorum assignatis, warantizabimus imperpetuum. In cuius rei testimonium huic presenti carte mee sigillum meum apposui; hiis testibus, Ricardo Wodehay tunc maiore Oxonie, Iohanne de Couentre & Ricardo de Salesbury tunc balliuis uille predicte, Willelmo Honte,

Iohanne Mareschal' & multis aliis. Dat' Oxonie die Sabbati proxima post festum sancte Agathe uirginis anno regni regis Edwardi tercii post conquestum tricesimo octauo.

182.

[Thomas Cloptone and Agnes his wife quitclaim the messuage to Thomas Paket and William Cook.]

S. Peter in E. 30 D Nov. 5, 1364

Nouerint uniuersi nos Thomam Cloptone de Oxonia & Agnetem uxorem eius remisisse, relaxasse & omnino pro nobis & heredibus nostris quietum clamasse Thome Pakett de Boreforde & Willelmo Cook de Shiptone & heredibus eorum ac eorum assignatis imperpetuum totum ius nostrum & clamium que habemus seu quouismodo habere poterimus seu alter nostrum habere poterit in futurum in uno mesuagio cum suis pertinenciis in Oxonia in parochia sancti Petri in oriente, situato inter tenementum Prepositi & scolarium aule uocate la Oriolehalle Oxonie ex parte orientali & tenementum magistrorum & scolarium aule Uniuersitatis Oxonie ex parte occidentali; ita quod nec nos predicti Thomas & Agnes nec alter nostrum nec aliquis alius nomine nostro nec heredes nostri seu nostrum alterius aliquod ius uel clamium in predicto mesuagio cum suis pertinenciis nec in aliqua parte eiusdem de cetero exigere seu uendicare poterimus seu poterit in futurum, set ab omni iure & clamio in eodem, tenore presencium, excludamur imperpetuum. In cuius rei testimonium presentibus sigilla nostra apposuimus. Et quia sigilla nostra pluribus sunt incognita sigillum officii maioratus Oxonie apponi procurauimus. Hiis testibus, Ricardo de Wodehay tunc maiore ville Oxonie, Willelmo de Codesale & Galfrido de Lodewelle tunc balliuis eiusdem ville, Iohanne de Stodle, Iohanne de Bedeforde, Iohanne de Hertwelle, Iohanne Benham, Iohanne Pirie, Willelmo le Hunte, Nicholao de Heighterbury [*sic*], Iohanne de Norhampton clerico & aliis. Dat' apud Oxoniam die Lune proxima post festum Omnium Sanctorum, anno regni regis Edwardi tercii post conquestum tricesimo octauo.

On the back. Istud scriptum recognitum fuit in hustengo Oxonie tento ibidem coram maiore & balliuis infranominatis die Lune proxima post festum sancti Iohannis ante portam Latinam anno regni regis infrascripti xxxix; et super hoc Agnes uxor Thome de Cloptone infranominati examinata fuit & confessa, & remissioni, relaxacioni & quiete clamationi infrascriptis omnino consensit & foris affidauit. Et sic irrotulatur in eodem hustengo.

183.

[The Hospital grants a lease of it to Thomas Cloptone and Agnes his wife.]

S. Peter in E. 16 D Dec. 23, 1364

Hec indentura facta inter fratrem Robertum de Tewe, magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie, & eiusdem loci confratres ex una parte & Thomam Clopptone & Agnetem uxorem eius ex altera parte testatur, quod predicti magister & confratres unanimi assensu concesserunt & tradiderunt prefatis Thome & Agneti uxori eius quoddam tenementum situatum in parochia sancti Petri in oriente uille Oxonie in alto uico ex parte australi cum uno gardino annexo, uidelicet inter tenementum Aule Uniuersitatis ex una parte & tenementum Orialhalle ex parte altera; habendum & tenendum de predictis magistro & confratribus & eorum successoribus prefatis Thome & Agneti uxori eius predictum tenementum cum gardino & suis pertinenciis ad terminum uite sue; reddendo inde annuatim predictis magistro, confratribus & eorum successoribus octodecim solidos argenti ad quatuor anni terminos usuales in uilla predicta ad terminum uite eorum. [The owners will keep it in repair; the tenants may not sublet without leave; if the conditions are not observed the owners may re-enter on the tenement.] Hiis testibus, Ricardo Wodehay tunc maiore uille Oxonie, Willelmo Hunte, Nicholao Heytesbury & aliis. Dat' Oxonie die Lune proxima ante festum sancti Thome martiris, anno regni regis Edwardi tercii post conquestum tricesimo octauo.

184.

[A writ to hold an inquisition Ad Quod Dampnum.]

S. Peter in E. 19. 1 May 1, 1367

Edwardus dei gracia rex Anglie, dominus Hibernie & Aquitannie [*sic*] dilecto sibi Iohanni de Euesham escaetori suo in comitatu Oxonie salutem. Precipimus tibi quod per sacramentum proborum & legalium hominum de balliua tua per quos rei ueritas melius sciri poterit diligenter inquiras si sit ad dampnum uel preiudicium nostrum aut aliorum si concedamus Willelmo de Schiptone cooke, Willelmo Haumond & Henrico Tywe quod ipsi tria mesuagia, duas schopas, unum toftum cum pertinenciis in Oxonia dare possint & assignare fratri Roberto Tywe, magistro hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie, fratribus, sororibus & infirmis hospitalis predicti; habenda & tenenda eisdem magistro, fratribus & sororibus &

infirmis & successoribus suis, magistris, fratribus, sororibus & infirmis hospitalis predicti in aumentacionem [*sic*] sustentacionis sue imperpetuum, necne; & si sit ad dampnum uel preiudicium nostrum aut aliorum tunc ad quod dampnum & quod preiudicium nostrum, & ad quod dampnum & quod preiudicium aliorum & quorum & qualiter & quomodo, et de quo uel de quibus mesuagia, schope & toftum predicta teneantur & per quod seruicium & qualiter & quomodo, & quantum ualeant per annum in omnibus exitibus iuxta uerum ualorem eorundem, & qui & quot sunt medii inter nos & prefatos Willelmum, Willelmum & Henricum de mesuagiis, schopis & tofto predictis, & que tenementa eisdem Willelmo, Willelmo & Henrico ultra donacionem & assignacionem predictas remaneant, & ubi, & de quo uel de quibus teneantur & per quod seruicium & qualiter & quomodo, & quantum ualeant per annum in omnibus exitibus, & si terre & tenementa eisdem Willelmo, Willelmo & Henrico remanencia ultra donacionem & assignacionem predictas sufficiant ad consuetudines & seruicia tam de predictis mesuagiis, schopis & tofto sic datis quam de aliis terris & tenementis sibi retentis debita facienda, & ad omnia alia onera que sustinuerunt & sustinere consueuerunt ut in sectis, uisibus franci plegii, auxiliis, talliagiis, uigiliis, finibus, redempcionibus, amerciamentis, contribucionibus & aliis quibuscumque oneribus emergentibus sustinendis, & quod idem Willelmus, Willelmus & Henricus in assisis, iuratis & aliis recognicionibus quibuscumque poni possint prout ante donationem & assignationem predictas poni consueuerunt, ita quod [patria][1] per donacionem & assignacionem predictas in ipsorum Willelmi, Willelmi & Henrici defectum magis solito non oneretur seu grauetur; et inquisicionem inde distincte & aperte factam nobis sub sigillo tuo & sigillis eorum per quos facta fuerit sine dilacione mittas & hoc breue. Teste me ipso apud Westmonasterium primo die Maii anno regni nostri quadragesimo primo.[2]

185.

[The inquisition.]

Inquisicio facta apud Oxoniam sexto die Octobris anno regni regis Edwardi tercii post conquestum quadragesimo primo coram Iohanne de Euesham escaetore domini regis in comitatu predicto, uirtute breuis domini regis eidem escaetori directi & presentibus consuti, per sacramentum Iohannis Denham, Iohannis Pyrye, Willelmi Hunte, Willelmi

S. Peter in E. 19. 2 Oct. 6, 1367

[1] Forgotten by the scribe.

[2] A contemporary copy.

Saunford, Nicholai Heytesbury, Simonis Diare, Iohannis Mareschal, Thome Husbond, Willelmi Hod, Thome Fleschere, Ricardi Lowteborghe, Ricardi Cornwayle oneratorum & iuratorum super articulis in dicto breui contentis; qui dicunt per sacramentum suum quod non est ad dampnum nec preiudicium domini regis seu aliorum licet dominus rex concedat Willelmo de Schyptone coke, Willelmo Haumond & Henrico Tywe, quod ipsi tria mesuagia, duas schopas & unum toftum cum pertinenciis in Oxonia dare possint & assignare fratri Roberto Tywe, magistro hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie, fratribus, sororibus & infirmis hospitalis predicti; habenda & tenenda eisdem magistro, fratribus, sororibus & infirmis & successoribus suis, magistris, fratribus, sororibus & infirmis hospitalis predicti in aumentacionem sustentacionis sue imperpetuum. Et dicunt quod unum mesuagium & una schopa uocat' Bosturhalle de predictis tribus mesuagiis & schopis tenentur de dicto magistro hospitalis per seruicium annui redditus xxviii s.[1]; et dicunt quod dicta mesuagium & schopa ualent per annum in omnibus exitibus suis ultra repris[am] iii s. iiii d.; et dicunt quod unum mesuagium tenetur de dicto magistro hospitalis per seruicium annui redditus vi s.; et dicunt quod dictum mesuagium ualet per annum ultra redditum predictum xviii d.[2]; et dicunt quod unum mesuagium et una schopa uocat' Fauntes in Cattustret tenentur de eodem magistro hospitalis per seruicium annui redditus x s.; et dicunt quod dicta mesuagium & schopa ualent per annum ultra redditum predictum ii s.; et dicunt quod dictum toftum tenetur de dicto magistro hospitalis per seruicium annui redditus iiii s., et quod dictum toftum nichil ualet per annum ultra reprisam. Item dicunt quod dictus magister hospitalis est medius de predictis tribus mesuagiis, duabus schopis & tofto inter dominum regem & ipsos Willelmum, Willelmum et Henricum. Et dicunt quod nulla terre, nec tenementa prefatis Willelmo, Willelmo & Henrico sunt remanencia in comitatu predicto ultra donacionem & assignacionem predictas. In cuius rei testimonium sigilla predictorum iuratorum presentibus sunt appensa. Dat' loco, die & anno supradictis.[3]

[1] An error for 24*s.*; the same error occurs in the original return at the Record Office.

[2] The total value would therefore be 7*s.* 6*d.*; yet it was let for 18*s.* (no. 183).

[3] A contemporary copy. Besides Boster Hall and the Angel, this inquisition deals with Faunt's in Cat Street and Averham's or Abraham's (see nos. 201–4).

186.

[Thomas Paket and William le Cook grant the messuage to the Hospital.]

Sciant presentes & futuri quod nos Thomas Pakette de Boreford & Willelmus de Shyptone, cocus, dedimus, concessimus, et hac presenti carta nostra confirmauimus magistro hospitalis sancti Iohannis extra portam orientalem Oxonie, fratribus, sororibus, & infirmis hospitalis predicti totum mesuagium nostrum cum suis pertinenciis in Oxonia in alto uico, situatum inter tenementum prepositi & scolarium aule uoctae le Orialhalle ex parte orientali & tenementum magistrorum & scolarium aule Uniuersitatis Oxonie ex parte occidentali; habendum & tenendum totum predictum mesuagium cum pertinenciis suis predictis magistro, fratribus, & sororibus, & infirmis hospitalis predicti ac eorum successoribus in puram & perpetuam elemosinam in perpetuum. Et nos dicti Thomas & Willelmus et heredes nostri totum dictum mesuagium cum suis pertinenciis dictis magistro, fratribus, & sororibus, & infirmis hospitalis predicti ac eorum successoribus contra omnes gentes warantizabimus & defendemus in perpetuum. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; hiis testibus, Willelmo Honte, Nicholao Heyghtesbury, Iohanne Flechere, Symone Dyere, Iohanne Marchalle. Dat' Oxonie in festo sancti Iacobi apostoli anno regni regis Edwardi tercii post conquestum quadragesimo quarto.[1]

S. Peter in E. 13 July 25, 1370

187.

[The Hospital grants a lease of the Tabard to Agnes, widow of Roger Chidesle.]

Hec indentura facta inter fratrem Ricardum Tyewe magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres ex parte una & Agnetem nuper uxorem Rogeri Chidesle ex parte altera testatur quod dicti magister & confratres concesserunt, tradiderunt & ad firmam dimiserunt prefate Agneti totum illud mesuagium siue hospicium uocatum le Tabard quod dictus Rogerus dum uixit tenuit de prefatis magistro & confratribus, situatum in parochia sancti Petri in oriente Oxonie; habendum & tenendum dictum mesua-

S. Peter in E. 15 B Sept. 29, 1418

[1] Endorsed 'le Tabard'; also in another and earlier hand 'Domus in qua domo Rogerus Chiddesle moratur'.

gium siue hospicium cum pertinenciis prefatis Agneti & assignatis suis a die confeccionis presencium usque ad finem termini quinquaginta annorum proximorum sequencium & plenarie completorum ; reddendo inde annuatim durante termino predicto prefatis magistro & confratribus & eorum successoribus uiginti tres solidos & quatuor denarios legalis monete ad festa sancti Thome apostoli, Annunciacionis beate Marie uirginis, Natiuitatis sancti Iohannis Baptiste, & sancti Michaelis apostoli equis porcionibus. [The tenant is to keep the building in repair ; the owners may reoccupy it, if the tenant dies or does not pay the rent.] Dat' apud Oxoniam in festo sancti Michaelis archangeli anno regni regis Henrici quinti post conquestum sexto.

188.

[Oriel College grants to the Hospital a shop next to the Tabard.]

S. Peter in E. 10 July 10, 1438

Omnibus Cristi fidelibus ad quos presentes litere indentate peruenerit prepositus & scolares collegii beate Marie de Orielle Oxonie salutem in domino sempiternam. Nouerit uniuersitas uestra quod nos prefati prepositus & scolares dedimus, concessimus & hac presenti carta nostra indentata confirmauimus magistro hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie, confratribus suis & eorum successoribus, unam shopam cum gardino adiacente, situatam in parochia sancti Petri in oriente inter[1] shopam dictorum prepositi & scolarium ex parte orientali, annexam & simul coedificatam cum tenemento dictorum magistri & confratrum suorum ex parte occidentali uocato le Tabbarde on le hope; & continet shopa predicta cum gardino in longitudine a uia regia uersus austrum septem perticas & tres pedes assise, & predictum gardinum continet in latitudine ex transuerso in extremo remociori a uia regia uiginti & octo pedes; habendam & tenendam predictam shopam cum gardino prefatis magistro & confratribus & suis successoribus in perpetuum, reddendo inde annuatim nobis prefatis preposito & scolaribus & successoribus nostris tresdecim solidos & quatuor denarios bone & legalis monete ad quatuor anni terminos, uidelicet ad festa sancti Michaelis archangeli, Natalis domini, Annunciacionis beate Marie uirginis & Natiuitatis sancti Iohannis Baptiste. [The Provost and scholars may distrain for the rent as well in the tenement as in the tenement called le Tabbarde on

[1] i. e. between a shop of Oriel on the east and the Tabard on the west.

le hope.] Data in domo nostra capitulari decimo die mensis Iulii anno regni regis Henrici sexti post conquestum sextodecimo.[1]

189.

[An agreement between Oriel and Magdalen.]

S. Peter in E. 31 E Jan. 24, 1467

Omnibus Cristi fidelibus ad quos presens scriptum indentatum peruenerit Henricus Sampsone, prepositus collegii regis vocati Oryelle et eiusdem collegii scolares salutem in domino. Noueritis nos pro nobis & successoribus nostris concessisse & licenciam dedisse Willelmo Tybarde presidenti collegii sancte Marie Magdalene extra portam orientalem ville Oxonie & eiusdem loci sociis ad fabricandum siue construendum duos caminos sub uno le Touelle in pariete nostro lapideo existent[e] siue situat[o] in parochia sancti Petri in oriente inter tenementum nostrum ex parte orientali & schopam nostram annexam & coedificatam cum tenemento dicti presidentis & sociorum vocato le Tapbard on le hope ex parte occidentali cum gardino siue fundo dicte schope annex[o], et continet schopa predicta cum gardino siue fundo predicto in longitudine a via regia uersus austrum septem perticas & tres pedes assise et predictum gardinum siue fundus continet in latitudine extransuerso hoc est ab occidente in orientem siue econtra in extremo remociori a via regia uersus austrum viginti octo pedes; pro qua quidem opella cum gardino siue fundo annexo dicti presidens & socii prefati collegii sancte Marie Magdalene soluunt nobis dictis preposito & scolaribus annuatim imperpetuum tresdecim solidos quatuor denarios ut planius liquet per quoddam scriptum inter eos & nos indentatum; sic quod dicti camini nobis nec tenemento nec muro nostro quouismodo cedant in dampnum; quod si aliquo modo hoc contingat dicti presidens & socii prefati collegii sancte Marie Magdalene & eorum successores uel eorum assignati tenentur propriis sumptibus illud dampnum reparare, emendare uel de nouo edificare et ad bonum statum reducere. Noueritis nos eciam dictis presidenti & sociis predicti collegii sancte Marie Magdalene licenciam dedisse & concessisse ut tota aqua pluuialis cadens in aqueductili dictum murum tegente siue cooperiente in fundo nostro sine contradiccione aliqua recipiatur; hac tamen condicione quod dicti presidens & socii & eorum successores dictum aqueductile ac duos dictos caminos cum omnibus eis pertinentibus imperpetuum bene & sufficienter eorum propriis sumptibus

[1] With a bad impression of the seal of Oriel; pointed oval, 2 in. × 1½ in., the Annunciation with a figure in adoration below.

reparabunt, manutenebunt & sustentabunt. Et nos proprium nostrum caminum usque ad le Touelle siue Tuelle caminorum eorum ac nostrum ac residuum muri predicti sumptibus nostris imperpetuum reparabimus, si nulla dicto muro propter defectum reparacionis aqueductilis siue dictorum caminorum inferatur lesio ut predicitur. Et si aliqua lesio inferatur dictis duobus caminis uel aqueductili propter defectum reparacionis muri nostri uel camini nostri tunc nos prepositus & scolares collegii de Oryelle sumptibus nostris propriis dictos duos caminos & aqueductile reparabimus quantum ad illud dampnum sic contingens ex defectu nostro. Ad quas quidem conuenciones ex utraque parte bene & fideliter tenendas partes predicte sigilla communia alternatim apposuerunt. Dat' vicesimo quarto die mensis Ianuarii anno regni regis Edwardi quarti post conquestum sexto.[1]

190.

Leases of the Angel.

Ledger B. 137 July 14, 15 Hen. VIII [1523]; a lease to Thomas Hewster, tailor, of a tenement called the Bakehouse,[2] late in the tenure of Thomas Morys, baker, and a tenement called the Aungell, now in the tenure of Thomas Hewster, coke, and a mead lying between the mead occupied in the use of the College W. and the parish of St. Clement E.; for 20 years; paying 66*s.* 8*d.* for each of the two tenements, and 33*s.* 4*d.* for the mead.

C. 30 Dec. 10, 37 Hen. VIII [1545]; a lease to William Fruin, yoman, of a tenement in the parish of St. Peter in the E., with a garden and a backyard extending from the High Street on the north to the road leading to Merton College on the south, bounded by a tenement of Oriel on the east, and a tenement of Univ. College on the west, and also the half of a meadow in the said parish extending in length from the stream of Charwell nigh East Bridge towards the south unto a meadow pertaining to Merton College on the north, and lyeth next the water of Charwell called the king's high streme east, and by a water of Charwell pertaining to Magdalen College west; 'except and alway reservid to the said College a way at the north end of the said meadow'; for 20 years; rent 70*s.* for the tenement, and 16*s.* 8*d.* for the half of the meadow.

[1] On the back, in a hand of about 1530, 'Mem. quod signum Taberd deponitur et iam exponitur signum Angeli.'

[2] Probably the Greyhound; see no 158.

Apr. 13, 6 Ed. VI [1552]; a lease to Robert Fruyn, yeoman, of a tenement called the Angel, bounded as above, and half a meadow as above; 20 years; rent 70*s.* and 16*s.* 8*d.* **Ledger E. 38**

Dec. 7, 5 Eliz. [1562]; a lease to William Warde, yeoman, bounded as before; 40 years; rent 70*s.* and 16*s.* 8*d.* **F. 83**

June 28, 30 Eliz. [1588]; a lease to Arthur Herne, yeoman; bounded as before, but without the meadow; 40 years; rent 70*s.* **G. 244**

Dec. 18, 44 Eliz. [1601]; a lease to Thomas Cooke, son of Nicholas Cooke; bounded as before; 40 years; rent 70*s.* **J. 36**

Dec. 6, 14 Jac. [1616]; a lease to Thomas Cooke, 'wollandraper'; bounded as before; 40 years; rent 70*s.* **K. 106**

July 27, 19 Jac., 1621; a lease to Jane Cooke, widow, and Robert Cooke, her son; 40 years; 70*s.* **K. 274**

Dec. 10, 5 Car., 1629; a lease to Jane Jenks, wife of Ambrose Jenks, of Chipping Campden, clerk, and Robert Cooke; 40 years; 70*s.* **L. 274**

Dec. 16, 13 Car., 1637; a lease to William Day, 'chirurgien', and Anne his wife; 40 years; 70*s.* **M. 238**

Aug. 3, 16 Car., 1640; a lease to John Slade, cooke; 40 years; 70*s.* **M. 324**

Jan. 2, 165½; a lease to William Day, chirurgien; 40 years; 70*s.* **O. 269**

Dec. 14, 1661; his lease is renewed; 40 years; 70*s.* **P. 282**

Aug. 11, 18 Car. II, 1666; a lease to Peter Eliot, doctor of physick, and Thomas Willis, doctor of physick; 40 years; 70*s.* **P. 627**

Aug. 17, 32 Car. II, 1680; a lease to Nicholas Stratford, D.D., warden of the college of Manchester; 40 years; 70*s.* **R. 483**

Aug. 6, 6 Will. and Mary, 1694; a lease to Nicholas, bishop of Chester; 40 years; 70*s.* **T. 1**

Aug. 6, 7 Ann, 1708; a lease to William Stratford, D.D.; 40 years; 70*s.* **U. 345**

Aug. 6, 9 Geo. I, 1722; his lease is renewed; 40 years; 70*s.* **X. 282**

Aug. 6, 10 Geo. II, 1736; a lease to Elisa Holt, widow; 40 years; 70*s.* **Z. 10**

Aug. 6, 24 Geo. II, 1750; a lease to Mary Holt, spinster; 40 years; 70*s.* **AA. 539**

Aug. 6, 18 Geo. III, 1778; a lease to William Jackson, gent.; 40 years; 70*s.* **FF. 343**

Aug. 6, 32 Geo. III, 1792; a lease to William Costar, innkeeper; 40 years; 70*s.* **HH. 419**

Aug. 6, 46 Geo. III, 1806; a lease to William Bulley, innkeeper; 40 years; 70*s.* **b. 174**

Ledger d. 158 Aug. 6, 1820; a lease to William Gillet, innholder, of Wycombe; fine £370 8*s.*; together with a tenement late occupied by William Bulley, formerly Thomas Dry; also a piece of ground at the S. end of the stable of the Angel, its west side 36 ft., its east side 32¼ ft., north 29 ft., south 22½ ft., which was lately demised by the College to William Cooke; 40 years; rent 70*s.* the first twenty-six years, then £60 16*s.*

e. 137 Aug. 6, 1830; a lease to Samuel Young Griffith, innholder; fine £358 16*s.*; 40 years; 70*s.* the first twelve years; then £60 16*s.* Also paying for the tenement[1] late Dry's £1 12*s.* for the first nine years, and afterwards £3 18*s.*

g. 9 Aug. 6, 1844; his lease is renewed; fine £370; 40 years; rent £60 16*s.* and £3 18*s.*

g. 315 Aug. 6, 1858; his lease is renewed; fine £329; 40 years; rent £64 14*s.*

h. 43 Nov. 8, 1866; it is sold to the University for £3,292. 'There is a right of carriage way from Merton St. to the premises occupied by Mr. Cooper's executors, but it expires Aug. 6, 1884.'

4. Ram Alley and House; 80 High Street.

Between Bradwell Hall on the west and a tenement of Eynsham on the east, was a house of which we have some deeds, though it is not known by whom it was given to the Hospital. It is not mentioned in the rental of 1427, but it occurs in the next rental, which is of about 1450. It consisted probably at that time not only of a house in High Street, but also of two or three gardens in Harehall Lane. Subsequently the tenement was enlarged by the addition of the site of Pencrych Hall, and of tenements in King Street, and when houses were built at the back, a passage was made from High Street to reach them, known as Ram Alley.

191.

[John Stoyl grants and quitclaims to Thomas de Averham a house and plot.]

S. Peter in E. 56 D June 23, 1298 Omnibus Cristi fidelibus hoc presens scriptum uisuris uel audituris Iohannes Stoyl de West Wyttenham clericus, salutem in domino sempiternam. Noueritis me dedisse, concessisse & hoc presenti scripto meo omnino de me & heredibus meis quietum clamasse Thome filio Nicholai Riches de Auerham & Agathe uxori sue & heredibus & assignatis predicti Thome totum ius & clamium quod

[1] A tenement on the east side of the stables of the Angel.

unquam habui uel aliquo modo habere potui in una domo & una placea terre, sita in uilla Oxonie in parochia sancti Petri in oriente inter tenementum magistri Nicholai de Bradewelle quondam ex parte occidentali & tenementum predicte Agathe ex parte quondam orientali; tenendam & habendam predictam domum & predictam placeam terre cum suis pertinenciis prefatis Thome & Agathe & heredibus & assignatis dicti Thome libere, quiete, bene & in pace in perpetuum, reddendo inde annuatim capitalibus dominis illius tenementi seruicia inde debita & consueta, pro omnibus seruiciis, consuetudinibus & cunctis secularibus demandis, ita quod nec ego Iohannes nec aliquis heredum meorum nec aliquis nomine meo aliquid iuris uel clamii in predictis domo uel placea terre de cetero exigere poterimus. Pro hac autem donacione, concessione, & presenti quieta clamacione dederunt michi predicti Thomas & Agatha uiginti solidos sterlingorum pre manibus. In cuius rei testimonium presenti quiete clamacioni sigillum meum apposui. Dat' apud Oxoniam die Iouis proxima ante festum Natiuitatis sancti Iohannis Baptiste, anno regni regis Edwardi uicesimo sexto; hiis testibus, Andrea de Pirye tunc maiore Oxonie, Thoma de Hengseye & Iohanne de Coleshulle tunc balliuis eiusdem uille, Symone de Feucote,[1] Laurencio de Krek', Iohanne le Coupere, Henrico Gobyon & multis aliis.

192.

[Thomas de Averham quitclaims it to Richard le Spicer.]

S. Peter in E. 6 A May 3, 1308

Omnibus Cristi fidelibus ad quorum noticiam hoc presens scriptum peruenerit, Thomas de Auerham de Oxonia salutem in domino. Noueritis me remisisse, relaxasse & penitus pro me & heredibus meis in perpetuum quietum clamasse Ricardo filio Willelmi le Spicer de Oxonia totum ius & clamium quod habui uel aliquo modo habere potui in toto illo tenemento cum suis pertinentiis quod situm est in parochia sancti Petri orientalis Oxonie inter tenementum quod fuit quondam magistri Nicholai de Bradewelle ex parte occidentali & tenementum abbatis de Eynesham ex parte orientali; ita uidelicet quod nec ego predictus Thomas neque heredes mei nec aliquis alius nomine meo aliquid iuris uel clamii in predicto tenemento cum suis pertinentiis uel aliqua parte eiusdem exigere uel uendicare potero seu

[1] The name is generally printed 'Fencote', but the scribe writes Feucote; there is a place of that name in Stoke Lisle. Simon de Fewcote held 85 High Street about 1290 (see deed no. 174).

poterit decetero quoquomodo. In cuius rei testimonium huic presenti scripto sigillum meum apposui. Dat' apud Oxoniam die Ueneris in festo Inuencionis sancte Crucis, anno regni regis Edwardi filii regis Edwardi primo. Hiis testibus, Iohanne de Dokelintone tunc maiore Oxonie, Willelmo de Burcestria, & Iohanne de Hamptone tunc balliuis eiusdem uille, Andrea de Pyrie, Thoma de Henxey, Iohanne de Coleshulle, Waltero Culuerd, Simone de Feucote, Henrico de Campedene, Thoma clerico & aliis.

193.

[Richard le Spicer grants it to John Stoyl.]

S. Peter in E. 44 C May 6, 1308

Sciant presentes & futuri quod ego Ricardus filius Willelmi le Spicer de Oxonia dedi, concessi & hac presenti carta mea confirmaui Iohanni Stoyl de West-Wittenham pro quadam summa pecunie, quam michi dedit pre manibus, totum illud tenementum meum cum suis pertinenciis quod situm est in parochia sancti Petri orientalis Oxonie, uidelicet in latitudine inter tenementum quod fuit quondam magistri Nicholai de Bradewelle ex parte occidentali & tenementum abbatis de Eynesham ex parte orientali, et extendit se in longitudine a regia strata usque ad tenementum Stephani de Berham uersus austrum; habendum & tenendum totum predictum tenementum cum suis pertinenciis prefato Iohanni & suis heredibus aut assignatis libere, quiete, bene & in pace in perpetuum de capitalibus dominis feodi illius per seruicia inde debita & consueta, uidelicet per seruicium quinque solidorum per annum pro omni seruicio, reddendorum ad quatuor anni terminos principales & usuales per equales porciones. Et ego predictus Ricardus & heredes mei totum predictum tenementum cum suis pertinenciis prefato Iohanni & suis heredibus ac assignatis contra omnes mortales warantizabimus & defendemus in perpetuum pro seruicio antedicto. Et ut hec mea donacio, concessio, presentis carte confirmacio, warantia & defencio perpetue firmitatis robur optineant hanc presentem cartam sigilli mei inpressione roboraui. Dat' apud Oxoniam die Lune in festo sancti Iohannis ante portam Latinam anno regni regis Edwardi filii regis Edwardi primo; hiis testibus, Iohanne de Dokelingtone tunc maiore Oxonie, Willelmo de Burcestria & Iohanne de Hamptone tunc balliuis eiusdem uille, Thoma de Henxeye, Andrea de Pyrie, Iohanne de Coleshulle, Simone de Feucote, Henrico de Campedene, Thoma Clerico & multis aliis.

194.

[William le Hunte grants it to Henry Tywe.]

Sciant presentes & futuri quod ego Willelmus le Hunte de Oxonia cordewaner dedi, concessi & hac presenti carta mea confirmaui Henrico Tywe de Oxonia & Agneti uxori eius unum mesuagium cum tofto, gardinis, & curtilagio eidem mesuagio annexis cum eorum pertinenciis in Oxonia in parochia sancti Petri in oriente situatum inter tenementum abbatis & conuentus de Eynesham ex parte orientali & tenementum uocatum Bradewellehalle ex parte occidentali; habendum & tenendum predictum mesuagium cum tofto, gardinis & curtilagio predictis & eorum pertinenciis prefatis Henrico & Agneti & heredibus ac assignatis ipsius Henrici de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et ego uero predictus Willelmus & heredes nostri predictum mesuagium cum tofto, gardinis & curtilagio predictis cum eorum pertinenciis predictis Henrico & Agneti & heredibus ac assignatis ipsius Henrici contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui. Et quia sigillum meum pluribus est incognitum, sigillum officii maioratus Oxonie apponi procuraui; hiis testibus, Willelmo de Codeshale tunc maiore ville Oxonie, Thoma Baret & Thoma Lardyner tunc balliuis eiusdem ville, Willelmo le Northerne, Iohanne Gibbes, Iohanne Wyndesore, Ricardo de Garstone tunc aldermannis ville predicte, Thoma Somerset, Ada de la Ryuer, Iohanne Ode, Symone le Deighere, Iohanne Norhamptone clerico & aliis. Dat' apud Oxoniam primo die Iunii anno regni regis Ricardi secundi post conquestum Anglie tercio.[1]

S. Peter in E. 23 E June 1, 1380

On the back in the same hand. Ista carta recognita fuit in hustengo Oxonie tento ibidem coram maiore & ballivis infranominatis die Lune proxima ante festum sancte Petronille virginis anno infrascripto; et super hoc Willelmus le Hunte infra nominatus peciit istam cartam irrotulari. Et sic irrotulatur in eodem hustengo.

195.

[Magdalen grants a lease of it to Richard Lekes.]

Hec indentura facta inter Willelmum Tybard, presidentem collegii sancte Marie Magdalene extra portam orientalem uille Oxonie & socios

S. Peter in E. 26 A Sept. 21, 1465

[1] With the seal of the mayor; a good specimen, the ox facing the right.

eiusdem collegii ex una parte et Ricardum Lekes de Oxonia brewer ex parte altera testatur quod dictus presidens & socii concesserunt, tradiderunt & ad firmam dimiserunt unum tenementum eorum brasineum cum gardino sibi annexo in parochia sancti Petri in oriente situatum inter tenementum collegii regalis ex parte occidentali & tenementum abbatis & conuentus de Eversham [*sic*] ex parte orientali & altum vicum ex parte boriali & gardinum annexum aule Pencryche dictorum presidentis & sociorum ex parte australi; habendum & tenendum dictum tenementum cum gardino prefatis Ricardo & eius assignatis a festo Michaelis archangeli proximo futuro post datam presencium usque ad finem quadraginta annorum extunc proximo sequencium & plenarie completorum, reddendo inde annuatim prefatis presidenti & sociis & eorum successoribus quadraginta solidos legalis monete Anglie [on Dec. 25, Mar. 25, June 24, Sept. 29. The owners may distrain for the rent; they shall keep the buildings in repair]; sed prefatus Ricardus firmarius durante dicto termino bene & competenter reparabit, sustentabit et manutenebit omnes muros extremales [*sic*] ex omni parte pertinentes ad clausuram dicti tenementi & gardini, et si dictus Ricardus firmarius uoluerit de nouo erigere, facere uel reparare dictos muros in parte uel in toto de lapidibus, tunc prefati presidens & socii uolunt & concedunt quod ipse & assignati sui habebunt lapides ad quarreram eorum ita quod soluat aut solui faciat pro uectura & fossione eorundem. [An obligation on the part of Lekes to pay £20 if the conditions are not observed.] In cuius [&c. sealing]. Dat' Oxonie uicesimo die mensis Septembris, anno regni regis Edwardi quarti post conquestum quinto.[1]

196.

[A lease of the same tenement together with a garden at the south of it.]

S. Peter in E. 32 C Dec. 8, 1526

Hec indentura facta octauo die mensis Decembris anno regni regis Henrici octaui decimo octauo inter uenerabilem uirum magistrum Laurencium Stubbes, presidentem collegii beate Marie Magdalene in Uniuersitate Oxonie, et scolares eiusdem collegii ex una parte et

[1] Endorsed 'Ricardus Leeke', and by Wood 'Tabberd on the hope'; but Wood is wrong.

Edwardum Standisshe superiorem bedellum facultatis iuris Uniuersitatis Oxonie ex altera parte testatur quod predicti presidens et scolares unanimi eorum assensu et uoluntate tradiderunt, concesserunt et ad firmam dimiserunt prefato Edwardo Standisshe quoddam tenementum cum suis pertinenciis nuper in tenura Roberti Carowe carpynter et antea in tenura Alicie Leke vidue cum gardino eidem adiacente cum suis pertinenciis iacens infra parochiam sancti Petri in oriente infra uillam Oxonie ; necnon unum aliud gardinum eidem gardino annexum nuper in tenura doctoris Fitz-James et iacet inter gardinum pertinens collegio predicto nuper in tenura Nicholai Taylor ex parte occidentali et regiam viam ex partibus orientali et australi; habendum et tenendum predictum tenementum cum duobus gardinis supradictis cum suis pertinenciis prefato Edwardo Standisshe et assignatis suis a festo sancti Michaelis archangeli proximo futuro post datam presencium usque in finem & terminum viginti annorum extunc proximo sequencium et plenarie complendorum; reddendo inde annuatim prefatis presidenti et scolaribus ac eorum successoribus viginti sex solidos et octo denarios videlicet pro predicto tenemento cum suis pertinenciis viginti solidos et pro predicto alio gardino nuper in tenura doctoris Fitz-James sex solidos et octo denarios ad duos anni terminos usuales, videlicet ad festum Annunciacionis beate Marie virginis et sancti Michaelis archangeli equis porcionibus persoluendos durante termino predicto. [The tenant shall keep the tenements in repair; he may not sublet without the assent of the owners. If the rent is withheld, the owners may reoccupy the premises.] *Signed* 'Per me Edwardum Standisshe'.

197.

[A lease of two gardens to John Weston.]

Hec indentura facta xxvii die Iunii anno r. r. Hen. VII secundo... testatur quod magister Ricardus Mayew presidens &c. concesserunt, tradiderunt & ad firmam dimiserunt Iohanni Weston inferiori bedello facultatis artium duo gardina viz. gardinum de Pencheryshe Hall & gardinum de Nyghtyngale Halle; habenda &c. sibi & assignatis suis usque ad finem xxx annorum; reddendo inde annuatim xiii s. iv d. [The tenant is to keep the walls in repair.]

Ledger A. 54 June 27, 1487

198.

Leases of the tenement in High Street together with a garden in Merton Street, the site of Pencrych Hall.

Ledger B. 118 Aug. 20, 13 Hen. VIII [1521]; John Higdon and the fellows grant to Edward Standishe, 'superior bidellus facultatis iuris,' a lease of a tenement late in the tenure of Robert Carowe, carpenter, and formerly in the tenure of Alice Lecke, widow, with a garden, in the parish of St. Peter in E., together with an adjoining garden, late in the tenure of Fitzjames, lying between a garden of the College in the tenure of Nicholas Taylor on the west, and the High Street on the east and south; for 20 years; paying 20*s.* for the former and 6*s.* 8*d.* for the latter.

B. 124 Nov. 20, 16 Hen. VIII [1524]; Laurence Stubbs, president, and the fellows grant a new lease in the same words.

D. 73 Jan. 24, 35 Hen. VIII [1544]; a lease to Thomas Lee, physician, of a tenement in the parish of St. Peter in the East, with two gardens, all of which were late in the tenure of Edward Standishe late beadle of the University, abutting to the High Street toward the north, and 'the lane going toward Aulborn Hall' S.; 20 years; rent 26*s.* 8*d.*

D. 183 Nov. 20, 2 Ed. VI [1548]; a lease of the same tenement and gardens to Barbara, widow of Thomas Lee, 'which tenement abutteth to the High St. towards the N., and the garden abuttith to the lane leading toward Aulborn Hall toward the S.'; 20 years; rent 26*s.* 8*d.*

E. 57 July 20, 2 Mary [1554]; a lease to Robert Hodson and Barbara his wife; 30 years; rent 26*s.* 8*d.*

F. 106 Dec. 14, 7 Eliz. [1564]; a lease to Oliver Withington, physician; 30 years; rent 26*s.* 8*d.*

F. 261 Jan. 28, 21 Eliz. [1579]; a lease to Oliver Withington, doctor of phisike; 40 years; rent 26*s.* 8*d.*

H. 311 Dec. 19, 40 Eliz. [1597]; a lease to Edward Withington, M.A.; 40 years; rent 26*s.* 8*d.*

J. 349 Dec. 15, 7 Jac. [1609]; a lease to Hugh Godbehere, 'manciple of Baylioll College, gent.', of a tenement and two gardens; 40 years; rent 26*s.* 8*d.*

J. 388 Aug. 15, 8 Jac. [1610]; a lease to Mary Lillye, widow; 40 years; rent 26*s.* 8*d.*

L. 280 Dec. 10, 5 Car., 1629; a lease to Ralph Nicholas, tailor, and Elizabeth Dey; 40 years; rent 26*s.* 8*d.*

Dec. 2, 1651; a lease to Joan Nicholas, widow of Ralph Nicholas, and John Day, cutler; 40 years; 26*s.* 8*d.*[1] **Ledger O. 229**

5. The House of John Fileking; 79 High Street.

In 1281 John Fileking gave a rent of 1*d.* from a house in High Street. The rental of 1293 says that it was on the south side of the street and that it was occupied by Martin Exemplator. The only question is whether it was 79 or 80 High Street; but the names of the payers between 1367 and 1377 do not correspond with the known occupants of no. 80; it is therefore to be identified with no. 79. The payment was not received after 1377.

199.

[Thomas, son of Henry Segrim, grants and quitclaims to John Filkyng a rent of one penny.]

Sciant presentes et futuri quod ego Thomas filius Henrici Seygrim dedi et concessi & hac presenti carta mea confirmaui et omni iure meo quiete clamaui pro me uel pro heredibus meis Iohanni Filkyng et heredibus suis uel suis assingnatis unas cerotecas albas ad precium unius denarii ad Pascha annuatim soluendas de reditu cuiusdam mesuagii quod fuit Henrici patris mei, uidelicet in parochia beati Petri uersus portam orientalem in mangno [uico Oxon]ie situm inter terram Willelmi de Thorp ex una parte et domum que fuit aliquando Iuliana [*sic*] de Estone ex altera parte; et quod predictus Thomas et sui heredes predictum [redditum] predicto Iohanni et heredibus suis uel suis assingnatis contra homnes [*sic*] homines mares et feminas et in perpetuum warentisent et defendent. Et si contingat quod [predictus] redditus ad predictum terminum predicto Iohanni uel heredibus suis uel suis assignatis non fuerit[2] solutus uolo quod sine omni contradictione secundum consuetudinem [uille] licet predicto Iohanni uel heredibus suis uel suis assignatis domum[3] predictam distringere et habiant [*sic*] ibi liberum introitum et exitum ad namiendum. [Pro hac aut]em donacione et quieta clamacione dedit michi predictus Iohannes[4] duodecim denarios argenti in gersumma pre manibus. Et quod [*sic*] hec omnia firma et stabilia permaneant huic scripto sigillum meum apposui. His testibus, Nicholao de **S. Peter in E. 49 B Mich. 1257–Mich. 1258**

[1] In 1670 this was divided into eight holdings, the combined rent coming to 26*s.* 8*d.*: see nos. 244–51.
[2] fuerunt, MS. [3] domoum, MS. [4] predicto Iohanni, MS.

Stocwelle tunc temporis magore [*sic*] Oxonie, Iohanne de Colleshelle et Galfrido le Mercer tunc temporis prepositis, Rogero le Bolter, Willelmum [*sic*] de Chilton, Walterum [*sic*] Chepearm, Willelmum de Thorp, Stephano ligatore librorum, Wymundo Lingedraper et aliis.[1]

200.

[John Filkyng grants the rent to the Hospital.]

S. Peter in E. 10 B Mich. 1281–Mich. 1282

Sciant presentes & futuri quod ego Iohannes Filkyng dedi & concessi & hac presenti carta mea confirmaui magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem deo seruientibus unum denarium ad Pasca annualis redditus de quadam domo que fuit Henrici Segrim, uidelicet in parochia beati Petri uersus portam orientalem in magno uico Oxonie, sita inter terram Willelmi de Thorp ex una parte & terram que fuit aliquando Iuliane de Estone ex altera; et quod predictus Iohannes & heredes sui predictum redditum predicto magistro & fratribus predicti hospitalis contra homines, mares & feminas, omnes in perpetuum warantisent et defendent; et si contingat quod predictus redditus ad predictum terminum non fuerit solutus tunc uolo quod predicti magister et fratres sine omni contradiccione secundum consuetudinem uille predictam domum distringant & habeant liberum introitum & exitum ad predictam domum namiendam quousque tenentes eiusdem tenementi predictis magistro & fratribus de predicto redditu plenarie satisfecerint. Et quod omnia firma & stabilia permaneant, huic scripto sigillum meum apposui; hiis testibus, Nicolao de Kyngestone tunc maiore Oxonie, Philippo de .OO, Thoma de Suwy tunc prepositis, Nicholao de Coleshulle, Helia le Coyltere, Egidio de Stocuuelle, Iohanne Marescallo, Roberto de Brackele & aliis.[2]

6. Domus Averham; 78 High Street.

A small tenement, which lay to the east of a tenement of Eynsham, paid a quitrent of 4*s*. a year to the Hospital in the rental of 1293 and the *Hundred Rolls* of 1279. We do not know how this rent was obtained. In the rentals it is called *domus le Combar*, and owed a quitrent of eight pence to the Bishop of Winchester. Deed no. 71 mentions the house of Henry le Comber. It was finally acquired by the Hospital in 1370

[1] The deed is decayed; the words in brackets are conjectural. The spelling of the scribe is peculiar and his writing old-fashioned.

[2] Seal, circular, $\frac{3}{4}$ in., apparently a mermaid; illegible.

(no. 205), at which time it was only a toft according to the inquisition (no. 185), and worth nothing beyond the rent of four shillings. According to the rentals the Hospital acquired possession shortly after Michaelmas 1367, and by Christmas had erected two shops on the site, which were let for twelve shillings each. It was bounded on the south by a tenement of St. Frideswide in King Street, subsequently the property of Magdalen College, and known as the Coach and Horses Inn. It was sold by Magdalen to the University in 1871.

201.

[John Stoil grants a tenement to Thomas de Averam.]

S. Peter in E. 65 B June 19, 1298

Notum sit omnibus presentibus & futuris quod ego Iohannes Stoil de West Wittenham clericus dedi, concessi & hac presenti carta mea confirmaui Thome filio Nicholai Riches de Aueram & Agathe filie Martini Exemplatoris Oxonie unam domum in uilla Oxonie sitam in parochia sancti Petri in oriente inter domum Michaelis Molendinarii ex parte orientali & domum quondam Martini Exemplatoris ex parte occidentali quam habui de dono Agathe filie Martini Exemplatoris Oxonie; tenendam & habendam dictam domum cum omnibus pertinenciis de capitalibus dominis predicti tenementi predictis Thome & Agathe & heredibus & assignatis eiusdem Thome libere, quiete, integre, bene & in pace imperpetuum; reddendo inde annuatim capitalibus dominis illius tenementi quatuor solidos argenti ad quatuor anni terminos uidelicet ad festum sancti Michaelis duodecim denarios, et ad festum sancti Thome apostoli duodecim denarios, et ad festum Annunciacionis beate Marie uirginis duodecim denarios & ad festum Natiuitatis sancti Iohannis Baptiste duodecim denarios pro omnibus seruiciis, consuetudinibus & secularibus demandis. Et ego predictus Iohannes & heredes mei predictam domum cum omnibus suis pertinenciis predictis Thome & Agathe & heredibus dicti Thome uel assignatis contra omnes mortales warentizabimus imperpetuum. Et ut hec mea donacio & concessio & carte mee confirmacio robur firmitatis in perpetuum optineant huic presenti carte sigillum meum apposui. Dat' Oxonie die Iouis proxima ante festum Natiuitatis sancti Iohannis Baptiste anno regni regis Edwardi uicesimo sexto. Hiis testibus, Andrea de Pirye tunc maiore Oxonie, Thoma de Hengseye & Iohanne de Coleshulle tunc balliuis eiusdem uille, Symone de Feucote, Laurencio Leret, Iohanne le Coupere, Henrico Gobion & multis aliis.[1]

[1] Seal, green, circular, 1 in., a sprig of a plant, S' IOH'IS STOVL D' WITHA'.

202.

[Reginald Attepyle quitclaims it to Thomas de Averam.]

S. Peter in E. 37 A May 4, 1317

Omnibus Cristi fidelibus ad quos hoc presens scriptum peruenerit Reginaldus Attepyle de parochia de Tubbeneye & Alicia uxor mea salutem in domino sempiternam. Noueritis nos remisisse, concessisse & omnino pro nobis & heredibus nostris quietum clamasse in perpetuum Thome de Aueram de Oxonia & Cristiane uxori & eorum heredibus & assignatis totum ius nostrum & clameum quod unquam habuimus, habemus, uel quod in posterum aliqualiter habere poterimus in toto illo mesuagio cum suis pertinenciis, quod situm est in parochia sancti Petri orientalis Oxonie infra portam orientalem eiusdem uille, secundum quod in quadam carta feoffamenti quam ego dictus Reginaldus eisdem inde feci plenius testatur; ita tamen quod nec nos dicti Reginaldus nec Alicia uxor mea nec aliquis alius pro nobis, per nos, nec nomine nostro in dicto mesuagio cum suis pertinenciis nec in aliqua parte eorundem aliquid iuris, clamii, dominii, redditus uel seruicii de cetero exigere, clamare, uel uendicare poterimus quoquomodo, sed ab omnimodis accionibus & demandis dictum mesuagium cum suis pertinenciis qualitercumque tangentibus penitus excludamur in perpetuum per presentes. In cuius rei testimonium huic presenti quiete clamacioni sigilla nostra apposuimus. Dat' apud Mercham die Mercurii proxima post festum apostolorum Philippi & Iacobi anno regni regis Edwardi filii regis Edwardi decimo; hiis testibus, Iohanne de Dokelingtone tunc maiore Oxonie, Andrea de Wormenhale & Iohanne de Pershore de Oxonia tunc balliuis eiusdem uille, Radulfo de Hayles, Ricardo de Wenge, Iohanne de Coumbe, Willelmo de Sancta Elena, Rogero le Wyduere, Simone Walkelyn & aliis.[1]

[1] One seal remains, green, circular, 1 in., a lion rampant, S' REGINALDI ATTEPYLE. *Endorsed* 'De nouis shopis infra portam orientalem situatis inter tenementa abbatis de Eynesham & Oseneye'. The tenement on the west belonged to Eynsham, subsequently to Queen's College; the tenement on the east belonged to the parish of St. Peter, but beyond it was the large corner tenement of Oseney, subsequently of Christ Church.

203.

[Thomas de Averham and his wife grant it to William Wyttered.]

Sciant presentes & futuri quod nos Thomas de Auerham cissor de Oxonia & Cristiana uxor mea ex animi [*sic*] assensu nostro & consensu dedimus, concedimus [*sic*], & hac presenti carta nostra confirmauimus Willelmo Wyttered marescallo de Oxonia & Iohanne uxori eius tenementum nostrum cum suis pertinentiis situatum in parochia sancti Petri orientalis Oxonie infra portam orientalem eiusdem uille inter tenementum abbatis & conuentus de Eynesham ex parte occidentali & tenementum dictorum Willelmi & Iohanne uxoris sue ex parte orientali; quod quidem tenementum cum suis pertinenciis habuimus de dono & feofamento Reginaldi Attepele; habendum & tenendum dictum tenementum cum suis pertinenciis predictis Willelmo Wyttered & Iohanne uxori sue & heredibus ac assignatis dicti Willelmi de capitalibus dominis feodi illius libere, quiete, bene & in pace imperpetuum pro seruiciis inde debitis & de iure consuetis. Et nos predicti Thomas & Cristiana uxor mea & heredes nostri ac nostri assignati predictum tenementum cum suis pertinenciis prefatis Willelmo & Iohanne uxori sue & heredibus ac assignatis dicti Willelmi contra omnes gentes mortales warantizabimus, aquietabimus & [defendemus].[1] In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; hiis testibus, Ricardo Cary tunc maiore Oxonie, Adam Terchawe, Alano de Chnapehalle tunc balliuis eiusdem uille, Waltero de Farnedon dyer, Ricardo le Coke, Nicholao de Brayles, Rogero Peroune, Edmundo de Bernigham, Henrico de Skyptone & multis aliis. Data Oxonie die dominica proxima ante Quadragesimam; anno regni regis Edwardi tercii post conquestum uicesimo.[2]

S. Peter in E. 13 A Feb. 26, 1346

204.

[Thomas de Averham quitclaims it to William Wythered.]

Uniuersis Cristi fidelibus hoc presens scriptum uisuris uel audituris Thomas filius Thome Auerham cissoris de Oxonia salutem in domino sempiternam. Noueritis me concessisse, tradidisse & omnino pro me & heredibus meis ac assignatis quietum clamasse imperpetuum totum

S. Peter in E. 57 C Mar. 25, 1346

[1] Forgotten by the scribe.

[2] With two small red seals; that on the left is the seal of John Stoil as on no. 201.

ius meum & clamium quod unquam habui, habeo uel quod in posterum aliqualiter habere potero Willelmo Wythered marescallo de Oxonia & Iohanne uxori eius & heredibus ac assignatis dicti Willelmi in toto illo tenemento cum suis pertinenciis quondam patris mei & matris mee; quod quidem situatum est in parochia sancti Petri orientalis Oxonie infra muros eiusdem uille inter tenementum abbatis & conuentus de Eynesham ex parte occidentali & tenementum dictorum Willelmi & Iohanne uxoris eius ex parte orientali; habendum & tenendum dictum tenementum cum suis pertinenciis prefatis Willelmo & Iohanne uxori eius & heredibus ac assignatis dicti Willelmi libere, quiete, bene & in pace; ita quod nec ego Thomas predictus nec heredes nec aliquis pro me seu nomine meo in dicto tenemento cum suis pertinenciis nec in aliqua parte illius aliquid iuris, clamii, dominii, redditus uel seruicii in eodem tenemento cum suis pertinenciis nec in aliqua parte illius, ut predicitur, decetero exigere, clamare seu uendicare poterimus quoquomodo sed excludi imperpetuum. In cuius rei testimonium huic presenti scripto quiete clamacionis sigillum meum apposui. Hiis testibus, Ricardo Cary tunc maiore Oxonie, Adam Terschawe, Alano de Chnaphalle tunc balliuis eiusdem uille, Waltero de Farnedone dyer, Ricardo Coke, Nicholao de Brayles, Rogero Peronne, Henrico de Skyptone & aliis. Dat' Oxonie die Sabbati in festo Annunciacionis beate Marie anno regni regis Edwardi tercii post conquestum uicesimo.[1]

205.

[The tenement is given to the Hospital.]

S. Peter in E. 21 D July 25, 1370

Sciant presentes & futuri quod nos Willelmus Schiptone cocus, Willelmus Hamond & Henricus Teuwe dedimus, concessimus & hac presenti carta nostra confirmauimus magistro hospitalis sancti Iohannis extra portam orientalem Oxonie, fratribus, sororibus & infirmis hospitalis predicti unum toftum cum suis pertinenciis in Oxonia situatum in parochia sancti Petri in oriente inter tenementum abbatis et conuentus de Eynesham ex parte occidentali & tenementum Roberti Bottewyke bedelli Uniuersitatis Oxonie ex parte orientali; habendum & tenendum dictum toftum cum suis pertinenciis predictis magistro, fratribus, sororibus & infirmis hospitalis predicti et eorum successoribus in puram et

[1] *Endorsed* 'vetus feoffamentum de shopa infra portam orientalem'. William Witthered by his will proved July 31, 1349, directed that his tenement situated between John de Bibury and the Abbot of Eynsham should be sold (*Liber Albus*, p. 50).

perpetuam elemosinam in perpetuum. Et nos predicti Willelmus, Willelmus & Henricus & heredes nostri dictum toftum cum suis pertinenciis dictis magistro, fratribus, sororibus et infirmis hospitalis predicti & eorum successoribus contra omnes gentes warantizabimus & defendemus in perpetuum. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus; hiis testibus, Willelmo Hunte, N[icholao Hey]tesbury, Iohanne Brehulle foller', Iohanne Marchall, Henrico Carpentario & aliis. Dat' Oxonie in festo sancti [Iacobi apostoli][1] anno regni regis Edwardi tercii post conquestum quadragesimo quarto.

206.

Leases of the tenement.

July 20, 20 Eliz. [1578]; a lease to Richard Key, servant of the College, of two little tenements being in the several tenures of James Hayworth and William Kettlebie in the parish of St. Peter in the E., bounded by a tenement of the parish of St. Peter in the tenure of Johan Nab, widow, E., an orchard of Queen's College in the tenure of Richard Cox W., a garden of Magdalen College in the tenure of Dr. Withington S., the High Street N.; 40 years; 13*s.* 4*d.* **Ledger F. 288**

July 27, 3 Jac. [1605]; a lease to John Pearson, tailor, of two little tenements in the tenures of Joan Hancock, widow, and Roger Hurst, between a tenement of the parish of St. Peter in the tenure of Gabrell Cracknell E., and a tenement of Queen's College in the tenure of Thomas Coley W., and a garden of Magdalen College late in the tenure of Dr. Withington S.; 40 years; rent 13*s.* 4*d.* **J. 160**

July 31, 6 Car. I, 1630; a lease to Anne Pearson, widow of John Pearson; Charles Russell, tailor, is E., Thomas Coley W.; 40 years; rent 13*s.* 4*d.* **L. 300**

Dec. 20, 1651; a lease to John Pearson, tailor; same bounds; 40 years; 13*s.* 4*d.* **O. 226**

Jan. 2, 24 Car. II, 167$\frac{2}{3}$; a lease to Robert Say, D.D., provost of Oriel College, in trust for the child of John Pearson; the tenements are occupied by John Betts and William Greenwood; bounded as in 1630; 40 years; 13*s.* 4*d.* **Q. 325**

Dec. 6, 2 Jac. II, 1686; a lease to William Bromingham, blacksmith, and Elizabeth his wife of two little tenements in his tenure; bounded as in 1630; 40 years; 13*s.* 4*d.* **S. 328**

[1] See no. 168.

Ledger T. 593 Dec. 6, 12 Will. III, 1700; a lease to Seymour Cook, barber; Robert Heyrom, baker, is tenant of the parish house E., Susannah Mears, widow, tenant of Queen's College W., a garden of Magdalen College in the tenure of John Hanking S.; 40 years; 13*s.* 4*d.*

W. 433 Dec. 6, 1 Geo. I, 1714; his lease is renewed; 40 years; 13*s.* 4*d.*

Y. 8 Dec. 6, 2 Geo. II, 1728; a lease to Edmund Cook of Fawley, yeoman; bounds as in 1700; 40 years; 13*s.* 4*d.*

Z. 542 Dec. 6, 16 Geo. II, 1742; a lease to Edmund Cook of Chaddleworth, yeoman; bounds as in 1700; 40 years; 13*s.* 4*d.*

BB. 382 Dec. 6, 30 Geo. II, 1756; a lease to John Turner, gunsmith, of two tenements now in his tenure; a house of the parish is E., in the tenure of Ric. Gosford, baker, W. a tenement of Queen's College in the tenure of James Sadler, cook; 40 years; 13*s.* 4*d.*

EE. 127 Dec. 6, 11 Geo. III, 1770; a lease to Robert Turner, perukemaker, and John Bigges, yeoman, executors of John Turner; the tenements are occupied by John Davis; John Batin, baker, E., Saunder Cosier is W., a garden of Magdalen College in the tenure of Benjamin Davis S.; 40 years; 13*s.* 4*d.*

GG. 261 Dec. 6, 25 Geo. III, 1784; a lease to John Armborough, gent.; John Battin E., Michael Day W., Ann Davis S.; 40 years; 13*s.* 4*d.*

a. 155 Dec. 6, 39 Geo. III, 1798; a lease to Henry Passand, apothecary; John Slatter E., William Parker W., a garden of the College in the tenure of Thomas Hemming S.; 40 years; 13*s.* 4*d.*

c. 187 Dec. 6, 1812; a lease to Thos. Blackwell, tailor, of two tenements late in the tenure of Henry Passand, bounded E. by a tenement of St. Peter in the E. in the tenure of John Slatter, W. by a tenement of Queen's College in the tenure of Will. Cook, the garden of Thomas Heming S.; 40 years; 13*s.* 4*d.*

e. 37 Dec. 6, 1826; a lease to Elizabeth Blackwell, widow; fine £45; 40 years; 13*s.* 4*d.* the first 14 years, £6 the last 26 years.

f. 287 Dec. 6, 1840; her lease is renewed; fine £81; 40 years; £6.

g. 226 Dec. 6, 1854; a lease to James Wickens, wine merchant; fine £61; 40 years; £6.

Sold to the University with ten other messuages May 11, 1871.

7. Harehall Lane.

This lane, being the eastern portion of Kibold Street, extended from Logic Lane, which was known as Horsemull Lane, Horseman Lane, or Jawdewyn's Lane, as far as the road by the City Wall. By the middle of the fifteenth century all the houses in this lane had fallen into decay except

Harehall on the north side, and Nightingale Hall and Pencrych Hall on the south side, and as these halls could be reached from other roads, the Hospital of St. John, which owned all the land on both sides of the lane, obtained permission from the Town to close it, and appropriate it. The Town was unable to sell the land, as it was the property of the King, held of him by the Town by a perpetual lease; consequently it was granted at a perpetual rent of two shillings. The King within a few weeks issued Letters Patent to confirm the arrangement, having been informed that the lane was frequented by night-walkers, 'to the annoyance of the virtuous students' in the halls in that lane, and he pardoned the transgression of the Statute of Mortmain. In 1448, when John Godmanstone required the whole site from High Street to Merton Street for the foundation of Magdalen Hall, the lane was granted to him at a rent of four shillings, of which two shillings was due to the Town and two shillings to the Hospital. The west end of Harehall Lane is marked by the turn in Logic Lane; the east end must have been just to the north of the tenement called Tanner's Yard in the Ordnance Survey. This is proved by a quitrent paid to New College; in the fourteenth century it was paid from the corner tenement on the south side of Harehall Lane, but about 1670 it was paid by William Aylworth, who (see no. 247) held the tenement subsequently known as Tanner's Yard.

207.

[The Mayor and Burgesses grant Harehall Lane to the Hospital.]

Villa Oxon 3 Aug. 10, 1447

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Iohannes North maior uille Oxonie, Thomas Dagfeld, Robertus Walford, Thomas Wythyg', Ricardus Spraget aldermanni, Iohannes Barton, Thomas Wymond balliui, Iohannes Asshebury, Oliuerus Urry camerarii, & tota communitas burgensium eiusdem uille salutem in domino sempiternam. Noueritis nos dedisse, concessisse, & hoc presenti scripto nostro indentato confirmasse Ricardo Uyse, magistro hospitalis sancti Iohannis Baptiste extra portam orientalem uille Oxonie & eiusdem [loci conue[1]]nt', successoribus, & assignatis suis quandam uenellam vocatam Harehallane siue Nyghtynghallane continentem in longitudine trescentos & quadraginta pedes assise, et finis orientalis dicte uenelle continet in latitudine oc[to pedes &[2]] tres pollices; finis uero occidentalis continet in latitudine decem & nouem pedes & unum pollicem ac dimidium assise; in medio autem secundum

[1] A hole. [2] A hole; the letters can be restored from no. 252.

latitudinem continet duodecim pedes assise; que quidem uenella iacet in longitudine inter terras predictorum magistri & conuentus tam ex parte australi quam ex parte boriali; finis uero orientalis dicte uenelle abbuttat super quandam stratam siue uenellam ducentem a porta orientali iuxta murum uille Oxonie predicte usque ad stratam siue uenellam uocatam Ionyslane iuxta ortum collegii Merton, que uero strata siue uenella uocata Ionyslane ducit per collegium Mertonis usque altam stratam uocatam Schydyzerd; et finis occidentalis dicte uenelle uocate Harehallane siue Nyghtynghallane abbuttat super quandam uenellam uocatam Iawdenyslane siue Horsemanlane; habendam & tenendam predictam uenellam uocatam Harehallane, siue Nyghtyngalehallane prefatis magistro & conuentui, successoribus & assignatis suis imperpetuum, reddendo inde nobis annuatim prefatis maiori, aldermannis, balliuis, camerariis & communitati burgens[ium] & successoribus nostris qui pro tempore fuerint in perpetuum duos solidos bone & legalis monete Anglie, soluendos ad quatuor anni terminos, uidelicet ad festa Natalis domini, Pasche, Natiuitatis sancti Iohannis Baptiste & sancti Michaelis per equales porciones. [If the rent is withheld, the town may distrain 'in quodam tenemento dictorum magistri & conuentus uocato Hew Sadelers[1] scituato in Fysshestrete inter tenementa dictorum magistri & conuentus tam ex parte australi quam ex parte boriali'.] Insuper bene licebit prefatis magistro & conuentui, successoribus & assignatis suis dictam uenellam uocatam Harehallane siue Nyghtynghlehallane [*sic*] ut prefertur tam ad finem orientalem quam ad finem occidentalem predictos murare, claudere & in proprios usus conuertere & omnem uiam communem per dictam uenellam prius habitam a nobis & successoribus nostris & omnibus aliis penitus excludere imperpetuum. Et nos uero [&c. warranty]. In cuius rei testimonium uni parti huius scripti indentati penes predictos magistrum & conuentum remanenti, nos prefati maior, aldermanni, balliui, camerarii & communitas burgensium tam sigillum officii maioratus quam sigillum commune communitatis burgensium uille predicte apposuimus, alteri uero parti penes nos residenti predicti magister & conuentus sigillum suum commune apposuerunt. Dat' in Gilaula [*sic*] predicti uille Oxonie decimo [die mensis Au]gusti, anno regni regis Henrici sexti post conquestum uicesimo quinto & anno domini millesimo quadringentesimo quadragesimo septimo.[2]

[1] Hugo Sadeler had a lease of a house in St. Aldate's; see no. 656.
[2] With two tags, but no seals.

208.

[The King confirms the grant of the Burgesses.]

S. Peter in E. 30 Sept. 30, 1447

Henricus dei gracia, Rex Anglie & Francie & Dominus Hibernie, omnibus balliuis & fidelibus suis ad quos presentes littere peruenerint salutem. Sciatis quod accepimus qualiter in Uniuersitate nostra Oxonie est quedam uenella uocata Harehalle lane alias dicta Nyghtynghalle [*sic*] lane feodifirme uille nostre Oxonie spectans, que quidem uenella nichil aut modicum occupata existit nisi per noctiuagos & alias suspeciosas personas in graue nocumentum uirtuosorum studencium ibidem & specialiter in certis aulis magistro sancti Iohannis extra Estegate Oxonie pertinentibus; unde ad requisicionem & laborem studencium in aulis predictis & pro maiori tranquillitate habenda maior, aldermanni, balliui, camerarii, communitas & burgenses dicte uille nostre Oxonie per cartam suam indentatam dederunt & concesserunt prefatis magistro & conuentui ac eorum successoribus & assignatis imperpetuum predictam uenellam pro quodam quieto redditu duorum solidorum predictis maiori, aldermannis, balliuis, camerariis, communitati & burgensibus de & super quodam tenemento predictorum magistri & conuentus uocato Hewsadelers annuatim soluendorum, prout in carta predicta plenius continetur. Nos consideracione premissorum de gracia nostra speciali perdonauimus prefatis maiori, aldermannis, balliuis, camerariis, communitati & burgensibus magistro & conuentui omne id quod ipsi in hac parte contra aliquod statutum uel actum parliamenti incontrarium editum perpetrarunt. Et insuper de uberiori gracia nostra & pro aisiamento & tranquillitate scolarium Uniuersitatis nostre predicte statum quem predicti maior, aldermanni, balliui, communitas & burgenses prefatis magistro & conuentui fecerunt ratificauimus & confirmauimus, aliquo statuto, actu, uel ordinacione incontrarium edito non obstante. In cuius rei testimonium has litteras nostras fieri fecimus patentes. Teste me ipso apud Westmonasterium tricesimo die Septembris anno regni nostri uicesimo sexto.

Per breue de priuato sigillo & de data predicta auctoritate parliamenti. Sturgeon.[1]

[1] With the great seal, imperfect.

209.

[The Master of the Hospital grants Harehall Lane to John Godmanstone.]

S. Peter in E. 25 June 20, 1448

Sciant presentes & futuri quod nos Ricardus Vyse, magister hospitalis sancti Iohannis Baptiste extra portam orientalem uille Oxonie, & eiusdem loci conuentus, dimisimus, feoffauimus, & hac presenti carta nostra indentata confirmauimus Iohanni Godmanstone de comitatu Essexie armigero quandam uenellam uocatam Harehallelane siue Nyghtyngalehallelane continentem in longitudine trescentos & quadraginta pedes assise [&c. as in no. 207 to . . .] siue Horsemanlane; quam quidem uenellam nuper habuimus ex dono, concessione, & confirmacione Iohannis Northt' [*sic*] maioris uille Oxonie, Thome Dagfeld, Roberti Walford, Thome Wythyg', Ricardi Spraget aldermannorum, Iohannis Bartone, Thome Wymond, balliuorum, Iohannis Asshebury, Oliueri Urry camerariorum & tocius communitatis burgensium eiusdem uille prout per quandam cartam indentatam per ipsos nobis inde confectam plenius apparet; habendam & tenendam predictam uenellam uocatam Harehallelane siue Nyghtyngalehallelane prefato Iohanni Godmanstone, heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta; reddendo inde nobis annuatim prefatis magistro & conuentui, successoribus, & assignatis nostris imperpetuum duos solidos bone & legalis monete Anglie, soluendos ad quatuor anni terminos [Sept. 29, Dec. 25, Easter, and June 24, beginning Sept. 29 next. If the rent is not paid, the Hospital may distrain in the tenement called le Tabard, which is bounded on the west by a tenement pertaining to 'le Uniuersite Collegge' and on the east by a tenement of the mayor and burgesses, of old pertaining to the college called le Oryelle].[1] Et ego prefatus Iohannes Godmanstone posui predictos magistrum & conuentum dicti hospitalis in possessionem predicti annualis redditus duorum solidorum per solucionem eis duorum denariorum in partem solucionis annualis redditus predicti. In cuius rei testimonium uni parti huius carte indentate penes prefatum Iohannem Godmanstone remanenti nos prefati magister & conuentus dicti hospitalis sancti Iohannis sigillum nostrum commune apposuimus, alteri uero parti eiusdem carte indentate penes nos prefatos magistrum & conuentum residende dictus

[1] For a few years all the tenements of Oriel were held by the Town; see *Royal Letters Addressed to Oxford*, ed. O. Ogle, p. 96.

Iohannes Godmanstone sigillum armorum suorum apposuit, Ricardo Spragotte tunc maiore uille Oxonie, Iohanne Bartone & Thoma Wymond tunc balliuis eisdem uille; hiis testibus, Thoma Wythyk, Iohanne Northe aldermannis, Thoma Halle, Thoma Tanfeld, Iohanne Pyers, Iohanne Mychelle, Iohanne Clerke burgensibus dicte uille & multis aliis. Dat' uicesimo die mensis Iunii anno incarnacionis dominice millesimo quadringentesimo quadragesimo octauo, et anno regni regis Henrici sexti post conquestum Anglie uicesimo sexto.[1]

210.

[A receipt given to Magdalen Hall by the Town for the rent of Harehall Lane.]

S. Peter in E. 3 Sept. 30, 1451

Nouerint uniuersi per presentes nos Rogerum Geldford & Iohannem Croke uille Oxonie camerarios tam in nomine nostro quam maioris, aldermannorum, balliuorum & communitatis burgensium eiusdem uille recepisse & habuisse die confeccionis presencium de Ricardo Vyse magistro hospitalis sancti Iohannis Baptiste extra portam orientalem dicte uille per manus Iohannis Horle, presidentis aule beate Marie Magdalene infra Uniuersitatem Oxonie, duos solidos sterlingorum annualis redditus nobis debitos pro quadam uenella vocata Harehallane siue Nightinggalehallane in parochia sancti Petri in oriente Oxonie, ut pro uno anno integro ultimo preterito ante datam presencium; in cuius rei testimonium hiis presentibus sigilla nostra apposuimus. Dat' in crastino sancti Michaelis archangeli anno domini MCCCC quinquagesimo primo et anno regni regis Henrici sexti post conquestum Anglie xxx^mo^.

211.

[A receipt of a half year's rent for Harehall Lane paid to the Hospital by Magdalen Hall.]

S. Peter in E. 1 Dec. 25, 1451

Nouerint uniuersi per presentes nos Ricardum Vyse magistrum domus sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratres recepisse & habuisse die confeccionis presencium de Iohanne Godmanstone de comitatu Essexie armigero per manus magistri Iohannis Horley, presidentis aule sancte Marie Magdalene in uniuersitate Oxonie, duodecim denarios sterlingorum

[1] Seal indistinct. No. 61 is the counterpart of this, and bears the seal of the hospital.

in parte solucionis cuiusdam annualis redditus duorum solidorum nobis & successoribus nostris annuatim exeuntis pro quadam venella vocata Harehallane siue Nightinggalehallane in parochia sancti Petri in oriente Oxonie, ut pro festo Natalis Domini in anno domini MCCCC quinquagesimo primo, [unde[1]] fatemur nos solutos dictumque Iohannem Godmanstone, heredes & executores suos inde fore quietos & omnes alios quorum interest inde acquietamus per presentes. In cuius rei testimonium presentibus sigillum nostrum apposuimus. Dat' in ecclesia sancti Petri antedicti in die Natalis domini anno domini supradicto, & anno vero regis Henrici sexti post conquestum Anglie tricesimo.[2]

212.

[A receipt of a year's rent paid to the Hospital.]

S. Peter in E. 66 June 24, 1456

Nouerint uniuersi per presentes nos Ricardum Vyse, magistrum sancti Iohannis [*sic*] extra portam orientalem uille Oxonie & eiusdem loci confratres recepisse & habuisse die confeccionis presencium de Iohanne Godmanstone de comitatu Essexie armigero per manus magistri Iohannis Horley, presidentis aule sancte Marie Magdalene in uniuersitate Oxonie, duos solidos sterlingorum pro quodam annuali redditu nobis & successoribus nostris annuatim exeuntes pro quadam uenella vocata Harehallane siue Nightingalehallane in parochia sancti Petri in oriente Oxonie ut pro festo sancti Iohannis Baptiste, uidelicet pro anno integro. De quibus quidem duobus solidis fatemur nos fore solutos, dictosque Iohannem Godmanstone, heredes & executores suos inde acquietamus per presentes. In cuius rei testimonium sigillum nostrum apposuimus. Dat' in ecclesia sancti Petri in festo sancti Iohannis Baptiste predicti anno domini MCCCC quinquagesimo VI°.

8. Horsemull Hall.

By deed no. 213 Henry Simeon gave to the Hospital a corner tenement which in no. 215 is described in detail as a hall behind the Horsemill and situated at the corner of Kibald Street. There can be little doubt that we may locate here the 'Horsemulle halle' which is mentioned in the rental of 1293; in the rental of 1325 the name does not occur, but a new name, Hare Hall, appears; and it is known that Hare Hall was situated in Logic Lane at the junction of Kibald Street.

[1] Omitted by the scribe.

[2] *Endorsed* 'Harlayne'. St. Peter's deed no. 2 is a receipt in the same words dated Dec. 25, 1450.

213.

[Henry Simeon grants a corner messuage to the Hospital.]

S. Peter in E. 23 B Cart. fol. 13r c. 1220–5

Notum sit omnibus quod ego Henricus filius Simeonis dedi, dimisi & liberaui deo et hospitali sancti Iohannis extra portam orientalem Oxonie mesuagium angulare cum pertinenciis quod est retro curiam mesuagii quod dedi Henrico filio meo in parrochia sancti Petri in Oxonefordia pro salute anime mee & patris & matris mee & antecessorum meorum in auxilium sustentacionis quinque lectorum in predicto hospitali; pro qua terra hospitale predictum reddet quolibet anno Henrico filio meo & heredibus eius duos solidos, medietatem ad Pascha & medietatem ad festum sancti Michaelis, pro omni seruicio. Et ut hec mea donacio rata permaneat huic scripto sigillum meum apposui. Hiis testibus, Toma filio Edwini maiore Oxonie, Philippo Molendinario, Roberto filio Oeni, Petro filio Toroldi, Toma Submuro, Toma Uitreario tunc prepositis, Andrea Halegod, Willelmo clerico & aliis.[1]

214.

[Fulco de Reucote will warrant the tenement to the Hospital against Henry, son of Henry Simeon.]

S. Peter in E. 53 Cart. fol. 16v Mich. 1268–Mich. 1269

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit dominus Fulco de Reucote miles eternam in domino salutem. Noueritis me teneri acquietare & warantizare pro me & heredibus meis magistrum & fratres hospitalis sancti Iohannis extra portam orientalem Oxonie a demanda duorum solidorum annui redditus de mesuagio angulari cum pertinentiis, quod est retro curiam mesuagii quod Henricus filius Simeonis dedit Henrico filio suo in parochia sancti Petri Oxonie, uersus Henricum filium Henrici filii Symeonis & heredes suos imperpetuum; ita quod predicti magister & fratres reddant michi & heredibus meis uel meis assignatis annuatim de mesuagio predicto duos solidos de eodem debitos imperpetuum, uidelicet ad festum sancti Michaelis XII denarios & ad Pascha XII denarios. In cuius rei testimonium huic scripto sigillum meum apposui. Hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Henrico Owayn, Iohanne de Eu tunc balliuis Oxonie, Iohanne de Colushulle,

[1] At the foot 'Transcrib''. Seal, green; the usual seal of Henry Simeon, oval, Adam and Eve. This is not in the hand of William Clericus.

Galfrido de Hengsteseye, Waltero Aurifabro, Galfrido Aurifabro e aliis.[1]

215.

[Fulco de Ruucote grants and quitclaims to the Hospital a rent of two shillings.]

S. Peter in E. 48 A Mich. 1274–Mich. 1275

Sciant presentes & futuri quod ego dominus Fulco de Rwcote miles dedi, concessi & hac presenti carta mea confirmaui & omnino quietumclamaui pro me & heredibus meis uel meis assignatis fratri Waltero tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus duos solidos annualis redditus cum omnibus suis pertinenciis sine ullo retenemento ad me uel ad heredes meos pertinente quos solebam recipere annuatim de aula angulari in Kibaldistrete apud le Horsmulle, que quondam aula fuit Henrici Symeon in parochea sancti Petri orientalis Oxonie, & solebam predictos duos solidos recipere per manus predictorum confratrum; habendos & tenendos sibi & successoribus suis de me & heredibus meis libere, quiete, bene & in pace imperpetuum. Et ego uero predictus Fulco & heredes mei uel assignati mei predictis magistro & fratribus & successoribus suis predictos duos solidos annualis redditus cum pertinenciis contra omnes homines warantizabimus, acquietabimus & imperpetuum defendemus. Pro hac autem donatione, concessione, carte mee confirmatione & warantizatione dederunt michi predicti fratres uiginti solidos sterlingorum in gersumma pre manibus. Et ut hec mea donacio, concessio, carte mee confirmacio & warantizatio rata & stabilis imperpetuum permaneat, hanc cartam sigilli mei impressione confirmaui. Hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Galfrido Aurifabro & Iohanne de Ow tunc balliuis de eadem, Waltero Aurifabro, Willelmo le Espicer, Willelmo de Ow, Philippo de Ow, Iohanne Filekyng', Willelmo Pille & aliis.[2]

9. Vine or Wine Hall.

In the rental of 1293 Vine Hall, paying a rent of 17*s.*, is placed between Black Hall and Horsemull Hall. It was an academic hall in 1305, when we hear in a coroner's inquest of the manciple of 'la Vignehall in Kibald Street' (*Records of Mediaeval Oxford*, p. 13); but in the rental of 1325 it is no longer an academic hall, but placed among the ordinary tenements.

[1] At the foot 'Transcrib''.

[2] This is certainly written by the scribe of the Cartulary, and the spelling 'parochea' is peculiar to him. Seal, green, circular, ½ in., a coat of arms, but too small to be read.

Deed no. 217 shows that it was on the north side of Kibald Street, and there can be little doubt that it was adjacent to Horsemull Hall, and that in 1351, at which date the name disappears from the rentals, the site was added to Hare Hall.

There were other Vine Halls in Oxford; one in Ship Street was corrupted into White Hall; there was another at the south-west corner of Peckwater Quadrangle; and one or more in the parish of St. Peter le Bailey. In every case the name appears to be derived from the word wine (or vin), not from a vine.

216.

[Dionisia Borewold grants and quitclaims to the Hospital the land to the east of Horsemull Hall.]

S. Peter in E. II E Cart. fol. 13v c. 1215–25

Sciant presentes & futuri quod ego Dionisia relicta Gileberti Borewolde & ego Robertus filius Gileberti Borewolde concessimus, uendidimus, & liberauimus & quietum clamauimus fratribus hospitalis sancti Iohannis ad portam orientalem Oxonie totam illam terram que iacet inter terram Henrici filii Simeonis & terram Edithe Deuenisse in Kiboldestrate in parrochia sancti Petri uersus portam orientalem Oxonie, habendam & tenendam fratribus predicti hospitalis solute et quiete pro nobis et heredibus nostris in perpetuum; reddendo inde annuatim capitali domino XII denarios pro omni seruitio, scilicet ad festum sancte Marie in Marcio sex denarios & ad festum sancti Michaelis sex denarios. Pro hac concessione, uenditione & liberatione & quieta clamatione fratres predicti hospitalis dederunt nobis triginta sex solidos in gersuma. Et ne hec predicta obliuioni tradantur huic scripto sigilla nostra apposuimus. Hiis testibus, T. filio Edwini tunc maiore Oxonie, Radulfo Halegod, Laurentio Halegod, Ricardo Molendinario, Pentecoste, Andrea Halegod, Simone filio Iohannis et aliis.[1]

10. Baggard's Tenement.

Next to the east of Wine Hall was a piece of land which at one time Robert Baggard held under the Hospital. As he owed arrears of rent amounting to twelve shillings, shortly before his death he surrendered his rights to the Hospital on condition that the debt was remitted. From this

[1] At the foot 'Transcrib''. With two circular green seals, each 1⅛ in.; on the right a fleur-de-lis, SIGILL' ROBERTI; on the left an eagle, SIGILLVM DEONISIE. If Edith Devenisse was the predecessor of Stephen le Deveneys (see no. 220), this deed deals with the sites of Wine Hall and of Baggard's tenement.

we gather that the tenement was not valuable or large. In the *Hundred Rolls* it is described as an *area* worth one shilling a year. In the rental of 1293 it may be identified with the tenement of Edith Lotrix, paying a rent of 5*s.*; in subsequent rentals it is two small houses paying 4*s.* and 2*s.*, which, in the rental of 1346, are described as next to Vine Hall. After the Black Death we lose trace of it, and it must ultimately have become the western portion of the yard or garden of the Tabard.

217.

[Robert Bagard quitclaims his right in land near Winhall, which he held of the Hospital.]

Hosp. in gen. 17 Mich. 1275–Mich. 1276

Sciant presentes & futuri quod ego Robertus Bagard per assensum & concensum Alicie uxoris mee dedi, concessi & hac presenti carta mea confirmaui & omnino quietum clamaui deo & beate Marie & magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci fratribus totum ius meum quod habui uel habere potui in terra mea de Kyboldestrete, que quidem terra iacet inter terram Stephani le Macun ex una parte & aulam[1] que uocatur Winhalle ex altera; habendum & tenendum predicto magistro & predictis fratribus & eorum successoribus pro me & heredibus meis uel meis assignatis libere, quiete, bene & in pace imperpetuum. Pro hac autem donatione, concessione, & quieta clamatione relaxauerunt michi predicti magister & fratres duodecim solidos de arreragiis annui redditus eiusdem terre in quibus dicto hospitali tenebar. Et ut hec mea donacio, concessio, & quieta clamacio rata & stabilis & inconcussa permaneat imperpetuum, presens scriptum sigilli mei inpressione corroboraui; hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Galfrido Aurifabro, Nicholao de Coleshulle tunc balliuis, Waltero Aurifabro, Willelmo le Spicer, Elya le Queilter, Iohanne Filekynge, Martino le Samplarier, Willelmo le Barbur, Willelmo Pille, Iohanne le Marescal, Philippo & aliis.[2]

218.

[Alice, widow of Robert Baggard issues a similar charter.]

S. Peter in E. 74 Mich. 1275–Mich. 1276

Sciant presentes & futuri quod ego Alicia quondam uxor Roberti Baggard in mea pura uiduitate & legea potestate dedi, concessi & omnino quietum clamaui fratri Waltero tunc magistro hospitalis sancti

[1] aula, MS. [2] *Endorsed* 'in parochia sancti Petri', but scratched through.

Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus totum ius meum quod habui uel habere potui in terra mea de Kybaldistrete, que quidem terra iacet inter terram Stephani Le Macun ex una parte & aulam que uocatur Uinehalle ex altera; habendum & tenendum predictis magistro & fratribus & eorum successoribus imperpetuum pro me & heredibus meis uel meis assignatis libere, quiete, bene & in pace & honorifice. Pro hac autem donacione, concessione & quieta clamacione relaxauerunt michi predicti confratres duodecim solidos de arreragiis annui redditus cuiusdam terre, in quibus dicto hospitali tenebar. Et ut hec mea donatio, concessio & quietaclamacio rata & stabilis & inconcussa permaneat imperpetuum, presens scriptum sigilli mei impressione roboraui. Hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Galfrido Aurifabro, Nicholao de Colushulle tunc balliuis, Waltero Aurifabro, Willelmo le Spicer, Galfrido de Heygseye, Iohanne de Filekynge, Willelmo Pille, Iohanne le Marischal, Stephano Ligatore, Ricardo de Eppewelle & aliis.[1]

11. Land of Stephen le Deveneys.

East of the tenement of Baggard came the holding which in the rentals is described as the house of Thomas de Orliens. We do not know how the Hospital obtained it, but we have deeds of 1242–6 and 1251–4, by which the Hospital granted away the two moieties to Stephen le Deveneys, retaining only a quitrent of ten shillings. A third messuage seems to have been acquired by Stephen from Thomas of Winchendon, and if we may trust the wording of the *Hundred Rolls*, they had been reduced in 1279 to two tenements held at that time by Thomas de Orliens under Alice, daughter of Stephen. In the rentals from 1293 to 1350 a quitrent of ten shillings was received annually from the tenement of Thomas de Orliens, but no names are mentioned. It appears from the following deeds that it passed through the hands of Richard of Suffolk, William de Oseberstone, John de Adynton, and Thomas Campyon. The Black Death caused property in Oxford, especially in the north-east and south-east corners, to become of little value; and this tenement must have reverted to the hands of the Hospital for non-payment of the quitrent. Its situation must have been behind the Angel, and behind the western portion of Bradwell Hall; part of it was alienated for a time (see no. 341), but was recovered before 1450 (see nos. 191–5).

[1] Seal, circular, $1\frac{1}{8}$ in., apparently an ass; S' ALIC' REL' ROB'I BAGGARD. By these two deeds we learn that Robert Baggard died between Mich. 1275 and Mich. 1276.

219.

[Emma de Eilisburi grants and quitclaims a tenement in Kibald Street.]

Villa Oxon 5 Cart. fol. 14v c. 1225–30

Sciant presentes & futuri quod ego Emma de Eilisburi & Ricardus filius meus & Iuliana filia mea dedimus & concessimus & liberauimus & quietum clamauimus totum tenementum nostrum in Kibaldestrete cum pertinenciis quod tenuimus de domo sancti Iohannis extra portam orientalem Oxonie, habendum & possidendum in perpetuum predicte domui & fratribus ibidem commorantibus. Et pro hac donacione & concessione & liberacione & quieta clamacione predicti fratres dederunt nobis triginta & unum solidos & tunicam Ricardo. Et quia uolumus quod hec donacio, concessio, liberacio & quieta clamacio firma & stabilis in perpetuum permaneat, presens scriptum sigillorum nostrorum inpressionibus corroborauimus. Hiis testibus, Iohanne Padi, Roberto Oen, Petro filio Thoraldi, Andrea Halegod, Rogero Paruo, Roberto Waldri, Laurencio Log, Willelmo de Chiltune, Iohanne Thurgod, Iohanne Kepharm et multis aliis.[1]

220.

[The Hospital grants to Stephen le Deveneys in perpetuity a messuage in Kibold Street next to Robert Baggard.]

S. Peter in E. 73 1251–4

Sciant presentes & futuri quod ego Thomas tunc magister hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci concessimus & dedimus & hac carta nostra confirmauimus Stephano Le Deueneys cementario unum masuagium nostrum in Kiboldes strete pro homagio & seruicio suo, illud scilicet quod est inter masuagium suum de eodem feodo & masuagium Roberti Baggard; habendum & tenendum de nobis & successoribus nostris sibi & heredibus suis & cuicumque dare uel assignare uoluerit, exceptis uiris religiosis, preterquam fratribus nostris, & excepto Iudaismo, libere, quiete, et hereditarie, reddendo inde annuatim nobis & successoribus nostris quinque solidos, scilicet ad festum sancti Michaelis quindecim denarios et ad Natale Domini

[1] At the foot 'Transcrib''. With two green seals, circular, 1¼ in., and a tag for the third; both represent a withered tree or branch; on the right, S' IULIANE FILIE R. TECTORIS; on the left, S' EMM[E RELI]CTE R. TECTORIS. *Endorsed* 'in parochia sancti Petri'. It is impossible to say to which of the tenements in Kibald Street this deed refers, but we may join it to the following deeds, as we have no knowledge of any other gift by which the Hospital obtained the land.

quindecim denarios et ad festum beate Marie in Marcio quindecim denarios & ad Natiuitatem sancti Iohannis Baptiste quindecim denarios, pro omni seruicio, exaccione & seculari demanda; et ego Thomas & confratres predicti & successores nostri warentizabimus prefato Stephano & heredibus suis uel suis assignatis predictum mesuagium contra omnes mares & feminas. Pro hac autem concessione, donacione, & huius presentis carte mee confirmacione dedit nobis predictus Stephanus tres solidos & quatuor denarios in gersumam. Et ut hec omnia prescripta rata permaneant hoc presens scriptum sigillo nostro communi roborauimus. Hiis testibus, Adam Feteplace tunc maiore Oxonie, Adam Submuro, Willelmo de Chiltone, Waltero Kepeharem, Rogero le Arzoner, Willelmo le Prude, Matheo filio Edriz, Waltero Godeknaue, Rogero Exemplario et aliis.[1]

221.

[The Hospital grants to Stephen le Deveneys a messuage in Kibold Street.]

S. Peter in E. 61 B 1242-6

Sciant presentes & futuri quod ego Henricus tunc magister hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci concessimus & dedimus & hac carta nostra confirmauimus Stephano le Deueneys cementario unum masuagium in Kiboldesstrete [pro homagio &] seruicio suo, illud scilicet quod est inter masuagium Thome de Win[ch]edone & masuagium nostrum & abuttat contra masuagium quod Henricus de Yftele faber[2] tunc tenuit [& ad predic]-tum masuagium pertinet murus qui est in occidentali parte predicti masuagii; habendum & tenendum de nobis & s[uccessoribus] nostris sibi & heredibus suis uel cuicumque dare uel assignare uoluerit exceptis uiris religiosis, preterquam fratribus nostris, & excepto Iudaysmo libere, quiete & hereditarie, reddendo inde annuatim nobis & successoribus nostris quinque solidos scilicet ad festum sancti Michaelis quindecim denarios & ad Natale domini quindecim denarios & ad festum b[eate Virginis in] Marcio quindecim denarios & ad Natiuitatem sancti Iohannis Baptiste quindecim denarios, pro omni seruicio & exaccione & demanda. Et ego Henricus & confratres predicti & successores nostri warentizabimus prefato Stephano uel heredibus suis uel suis assignatis, exceptis uiris religiosis, predictum masuagium cum prefato

[1] With the first seal of the Hospital; indistinct.

[2] Henry de Iffley held the tenement on the east of the Tabard (*Cart. St. Frid.* i. 329).

muro contra omnes mares & feminas. Et ut hec omnia prescripta rata permaneant hoc presens scriptum sigillo nostro communi roborauimus. Hiis testibus Laurentio Log, Iohanne By[go]d, Ada Wistle, Rogero le Boltere, Willelmo Prute, Henrico [ ] Bere, Gileberto le Boltere, Rogero Exemplario & aliis.

Endorsed in the same hand. Notum sit omnibus hanc cartam uidentibus quod murus uocatur [*sic*] Helewou masuagii seruiet utrique domo & si idem masuagium debeat aliquando uendi, cicius debet uendi fratribus dicti hospitalis quam aliis hominibus.[1]

222.

[Thomas of Winchendon grants to Stephen Cementarius the western half of his messuage.]

S. Peter in E. 23 Mich. 1254–Mich. 1255

Sciant presentes & futuri quod ego Thomas de Wingedene ex assensu Matildis uxoris mee dedi, concessi & hac presenti carta mea confirmaui Stephano Cementario de Kiboldestret medietatem mesuagii mei que continet in longitudine nouemdecim ulnas & dimidiam & dimidium pedem, in latitudine septem ulnas & unam quartam, & iacet iuxta mesuagium dicti Stephani uersus occidentem in parochia sancti Petri orientalis Oxonie; habendam & tenendam sibi & heredibus suis uel suis assignatis uel quibuscumque dare, uendere, legare uel assignare uoluerit siue in sanitate siue in egritudine libere, quiete, pacifice, integre, reddendo inde annuatim michi & heredibus meis sex denarios ad duos anni terminos, uidelicet ad Pascha tres denarios & ad festum sancti Michaelis tres denarios & luminari ante altare beate Marie in ecclesia sancti Petri orientalis Oxonie unum denarium ad Pascha pro omni seruicio, exaccione, & demanda seculari; et ego predictus Thomas & heredes mei warantizabimus, acquietabimus & defendemus predictam medietatem mesuagii cum pertinenciis suis predicto Stephano & heredibus suis uel suis assignatis ut prediuisum est contra omnes gentes in perpetuum. Pro hac autem donacione, concessione, acquietancia & defensione dedit michi predictus Stephanus uiginti solidos in gersumam. Ut igitur prescripta & prediuisa firma & stabilia & sine dolo permaneant in perpetuum, huic scripto presenti sigillum meum apposui, hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Coleshulle,

[1] With a portion of the first seal of the Hospital. Endorsed in a late hand 'Parochia sancti Petri orientalis'. The deed has been injured by damp and the letters in brackets are conjectural; but they satisfy such traces of writing as remain. For the term *Helewou* see no. 41.

Iohanne Padi tunc balliuo [*sic*] Oxonie, Rogero le Boltere, Iohanne Philekine, Stephano Ligatore librorum, Willelmo Basse, Radulfo de Perham, Radulfo le Bike, Roberto clerico & multis aliis.[1]

223.

[Stephen Deveneys grants his tenements in Kibald Street to Stephen Ligator.]

Sciant presentes & futuri quod ego Stephanus Deueneys cymentator dedi, concessi & hac presenti carta mea confirmaui Stephano Ligatori librorum de Oxonia & Agathe uxori sue omnia tenementa mea simul iacentia in Kibaldestrete inter terram quam Willelmus de Eu habuit de dono Thome de Winchindune ex una parte & terram Roberti Bagard ex altera in parochia sancti Petri orientalis in Oxonia; habenda & tenenda tota dicta tenementa cum pertinenciis dictis Stephano & Agathe & heredibus suis uel suis assignatis de me & heredibus meis uel meis assignatis libere, quiete, bene & pacifice, iure & hereditario in perpetuum, reddendo inde annuatim hospitali sancti Iohannis extra portam orientalem Oxonie decem solidos ad quatuor anni terminos, uidelicet ad Natiuitatem sancti Iohannis Baptiste duos solidos & sex denarios [& Sept. 29, Dec. 21 & Mar. 25], et Willelmo de Eu & heredibus suis sex denarios ad duos anni terminos uidelicet ad Pascha tres denarios & ad festum sancti Michaelis tres denarios, et ad luminare coram altari beate Marie in ecclesia sancti Petri orientalis Oxonie quatuor denarios ad quatuor anni terminos uidelicet ad Natiuitatem sancti Iohannis Baptiste unum denarium [& Sept. 29, Dec. 21 & Mar. 25], et michi & heredibus meis uel meis assignatis unum clodum gariophili ad Natale domini pro omni seruicio seculari, exaccione & demanda. Et ego [&c. warranty]. Pro hac autem donacione, concessione, warantizacione, acquietacione, defensione & presentis carte mee confirmacione dicti Stephanus & Agatha & heredes sui uel sui assignati tenentur inuenire michi omnia necessaria ad sustentacionem corporis mei quoad uixero secundum tenorem unius obligacionis inde michi confecte. In cuius [&c. sealing], hiis testibus, Nicholao de Kyngestune tunc maiore Oxonie, Philippo de Eu, Andrea de Derham tunc balliuis, Waltero Aurifabro, Galfrido fratre suo, Galfrido le Mercer, Willelmo Pille, Iohanne Filleking, Iohanne Marscallo, Thoma del Ak, Iacobo clerico & multis aliis.[2]

Merton 227 Mich. 1272–Mich. 1273

[1] Seal, pointed oval, 1½ in. × 1 in., a bird, S' THOME DE WINCHEDVN.

[2] This deed which is found in the muniment room of Merton is added, as it throws some light on the history of the tenement.

224.

[Richard de Suthfolk grants the messuage to William de Oseberstone.]

S. Peter in E. 37 D Jan. 20, 1322

Sciant presentes & futuri quod ego Ricardus de Suthfolk scissor Londonie dedi, concessi & hac presenti carta mea confirmaui Willelmo de Oseberstone barbitonsori Oxonie quoddam tenementum cum curtilagio & omnibus suis pertinenciis & aysiamentis; quod quidem tenementum situatum est in Kibaldestrete Oxonie in parochia sancti Petri in oriente inter tenementum hospitalis sancti Iohannis Oxonie ex parte una & tenementum Philippi de Ew ex parte altera; habendum & tenendum dictum tenementum cum curtilagiis & omnibus suis pertinenciis & aysiamentis dicto Willelmo, heredibus suis ac suis assignatis libere, integre, bene & in pace inperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et ego dictus Ricardus & heredes mei totum predictum tenementum cum curtilagio & omnibus suis pertinenciis & aysiamentis supradictis dicto Willelmo, heredibus suis ac suis assignatis contra omnes mortales warantizabimus & in perpetuum defendemus. In cuius rei testimonium sigillum meum huic presenti carte mee apposui. Hiis testibus, Iohanne de Dukelyntone tunc maiore Oxonie, Andrea de Wormenhale, Iohanne de Gonewardbi tunc balliuis eiusdem uille, Willelmo de Burcestre, Philippo de Ew, Ricardo de Wenge, Nicholao de Glattone & aliis. Dat' Oxonie die Mercurii proxima ante festum Conuersionis sancti Pauli anno regni regis Edwardi filii regis Edwardi quintodecimo.[1]

225.

[Joan, daughter of Agnes la Barber, confirms to John de Adyntone the reversion of the messuage.]

S. Peter in E. 30 B Oct. 12, 1344

Nouerint uniuersi me Iohannam filiam & heredem Agnetis la Barber de Oxonia concessisse & hoc presenti scripto meo confirmasse Iohanni de Adyntone de Oxonia reuersionem unius mesuagii cum pertinenciis in Oxonia quod situm est in Kibaldestrete in parochia sancti Petri in oriente inter tenementum Roberti Dybel quod quondam fuit Philippi de Eu ex parte orientali & tenementum magistri hospitalis sancti

[1] In 1336 William de Oseberstone leaves to William his son a messuage between the tenement of Robert Dybel and a tenement of the Hospital (*Liber Albus*, p. 20).

Iohannis extra portam orientalem Oxonie ex parte occidentali, quod quidem mesuagium cum pertinenciis Willelmus de Langetone de me tenet ad terminum uite sue, ita quod predictum mesuagium quod post mortem predicti Willelmi ad me reuerti deberet prefato Iohanni remaneat; habendum & tenendum eidem Iohanni & heredibus suis ac suis assignatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et ego predicta Iohanna & heredes mei predictum mesuagium cum pertinenciis, cum reuersio eiusdem acciderit, predicto Iohanni & heredibus suis ac suis assignatis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti scripto sigillum meum apposui; hiis testibus, Henrico de Stodleghe maiore uille Oxonie, Iohanne de Brehulle & Iohanne de Eynesham balliuis eiusdem ville, Waltero le Deghere, Ricardo de Eynesham, Reginaldo le Deghere, Iohanne de Baldyndone, Nicholao le Clerke, Iohanne de Langrisshe clerico & aliis. Dat' apud Oxoniam duodecimo die Octobris anno regni Anglie regis Edwardi tercii post conquestum decimo octauo, regni uero sue Francie quinto.

226.

[John de Adyngton grants it to Thomas Campyon.]

Villa Oxon 8 May 25, 1347

Sciant presentes & futuri quod ego Iohannes de Adyngton dictus le Somenour de Oxonia dedi, concessi & hac presenti carta mea confirmaui Thome Caumpyon de North Merstone unum mesuagium cum pertinentiis in uilla Oxonie, quod mesuagium situm est in Kybaldestrete inter mesuagium magistri & fratrum hospitalis sancti Iohannis Oxonie ex parte una & tenementum Roberti Dybul ex parte altera; habendum & tenendum predictum mesuagium cum pertinenciis predicto Thome & heredibus & assignatis suis libere, bene & in pace imperpetuum de capitali domino feodi illius per seruicia inde debita & de iure consueta. Et ego uero predictus Iohannes & heredes mei predictum mesuagium cum pertinenciis prefato Thome & heredibus & assignatis suis contra omnes mortales warantizabimus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui. Hiis testibus, Ricardo de Cellewode tunc maiore Oxonie, Ada le Longe & Iohanne Treweloue tunc balliuis eiusdem uille, Ricardo Cary, Iohanne de Falle, Waltero de Faryndone, Ricardo de Eynesham, Roberto de Hoggustone, Willelmo le Hunte, Ricardo le Coc & aliis. Dat' Oxonie die Ueneris proxima ante festum sancte Trinitatis anno regni Anglie Regis Edwardi tercii post conquestum uicesimo primo.

227.

[John de Adyngtone confesses that he owes a rent of ten shillings to the Hospital.]

INDENTVRAM

S. Peter in E. 59 Sept. 21, 1347

Ceste endenture faite entre Frere Adam de Lodebroke mestre del hospital de Seint Iohan dehors la porte Dest Doxenford dune parte & Iohan de Adyngtone adonqe seriant le meyre Doxenford daltre parte tesmoigne qe come debate feust mew entre les auantditz mestre & Iohan des ditz [*sic*] solthee de rente oue les aportenances, issauntz dun certeyn mees en Kibaldstrete en Oxenford, les queux mees sount assitz entre les tenementz le dite mestre dune parte & Robert Dybel daltre parte, bochier, & sount & ount estez tenutz de lauandite mestre & de ses predecessours par les seruices des auantditz ditz soulthee de rente oue les aportenances, a paier de quatre termes usueles en Oxenford; et ioe lauantdit Iohan veulle p[ur moi &] pur mes heirs & pur mes assignes qe a quel houre la dite rente soite aderere en partie ou en tute a nul des termes auantditz as queux la dite rente soleist estre paie, bien lise[1] a lauantdit mestre & a ses successours en toutz les auantditz mees entrer & destresse faire sauntz contredit de lauantdite Iohan, ses heirs ou de ses assignes, come en tenementz deaux tenutz en chief; & le dite mestre ad pardone les arerages de lauantdite rente de chescun temps auante la confeccion de cestes. En tesmoignance de quele chose a ces endentures les parties entrechanniablement ounte mys lours sealx. Don' a Oxenford le Mardy proschein apres la feste de seint Mathy lapostle lan du regne roi Edward tiertz apres la conqueste xxi.

12. Brondeshall, the Tenement of John Curcy.

On the east of Stephen the Mason there were in 1279 (*Hund. Rolls*, ii. 800) two tenements before the corner tenement was reached; the first was held by Alice Sprot of the gift of Stephen the Mason, paying 6*d.* to Stephen the Bookbinder, and was worth 6*d.* more; the second was held by Joan de Perham, and paid 8*d.* to Richard Waldri and 2*s.* to Katerina Curcy. In deed no. 193 we learn that no. 80 High Street was bounded on the south by the tenement of Stephen de Berham (= Perham). In 1448 (deed no. 252) these properties belonged to the Hospital; but there is no record to say how they were obtained. In deed no. 341 we see William le Hunte, who was owner of no. 80 High Street, acquiring from the

[1] In Latin 'bene liceat'.

Hospital a garden which lay to the south of Bradwell Hall, and probably he owned the small tenement once of Alice Sprot, and the larger tenement once of Joan de Perham; and when the Hospital acquired no. 80 High Street these tenements were acquired also.

To the east of this there was the corner tenement bounded by the road on the east, Kibald Street on the south, and land of the Priory of St. Frideswide on the north. In 1448 it was two gardens facing the wall (see no. 252). We do not know how it was acquired. Deed no. 588 shows that in 1267 the Hospital was in possession of the rent of 13*s*. 4*d*., which had belonged to Andrew Halegod, and that the house itself was the property of Agnes Log, but as the Hospital received from Katerina Curcy her widow's third in the property, it must have had a prospect of acquiring the remainder from Agnes Log. In the rental of 1293 it seems to be two halls, Black Hall being in Kibald Street, and the other hall, which has no name, being in what is now King Street. In 1325 Black Hall alone is mentioned, and after 1349 it must have been a very small house, as the rent was only 5*s*.. It came to an end about the beginning of the reign of Richard II.

North of this holding was a tenement of St. Frideswide's, which is mentioned in no. 252. It is not certain when it passed into the possession of Magdalen, but deed no. 968 records that shortly before 1483 Magdalen had granted to St. Frideswide's a property in St. Ebbe's in exchange for 'a ground in the parish of St. John against the east end of Crope Lane'. Grove Street has no east end, but perhaps the name was transferred to Kibald Street. There remains the difficulty that this property of St. Frideswide's was in St. Peter's parish, not St. John's.

228.

[John Curcy grants Brondeshall to Laurence Log, retaining a rent of a mark.]

S. Peter in E. 3 E Mich. 1241–Mich. 1242

Sciant presentes & futuri quod ego Iohannes Curcy dedi, dimisi & hac presenti carta mea confirmaui Laurencio Log totam terram cum omnibus pertinentiis suis quod est inter terram prioris sancte Frideswide & uenellam que appellatur Kybaldestrete contra murum uille Oxonie in parochia sancti Petri orientalis; habendam & tenendam sibi & heredibus suis uel suis assignatis de me & heredibus meis in perpetuum libere, quiete & integre, reddendo inde annuatim michi & heredibus meis unam marcam argenti ad quatuor anni terminos, uidelicet ad Natale Domini XL denarios & ad festum beate Marie in Marcio XL denarios & Natiuitatem beati Iohannis Baptiste XL denarios & ad festum sancti Michaelis XL denarios pro omni seruitio, exactione &

demanda predictam terram contingentibus. Et ego Iohannes & heredes mei warantizabimus totam predictam terram, uidelicet illud mesuagium cum omnibus pertinentiis suis quod aliquando uocabatur Brondeshalle, predicto Laurencio & heredibus suis uel suis assignatis contra omnes homines mares & feminas. Ut igitur hec omnia predicta firma & stabilia in perpetuum permaneant hoc presens scriptum sigilli mei impressione corroboraui & confirmaui. Hiis testibus, Laurencio With & Hugone Faue tunc prepositis Oxonie, Petro filio Thoroldi, Henrico filio Henrici, Ada Cruste, Willelmo de Winthonia, Iohanne Bigod, Ada Wistle, Rogero le Bolter, Willelmo de Chiltone, Waltero Kepeharm, Iordano Clerico, Willelmo Petticortes & aliis.[1]

229.

[John Curcy grants to Andrew Halegod a rent of a mark from Brondeshall.]

S. Peter in E. 2 C Prob. Mich. 1253–Mich. 1254

Sciant presentes & futuri quod ego Iohannes Curcy dedi & concessi & hac presenti carta mea confirmaui pro me & pro heredibus meis in perpetuum Andree Halegod unam marcam annualis redditus quam percipiebam de heredibus Laurencii Log, quam ipsi percipiunt de tota illa terra cum pertinenciis que uocatur Brondeshalle inter terram Radulfi sancti Edmundi & terram Roberti de Wauhiz in parochia sancti Petri orientalis Oxonie; habendam & tenendam sibi uel suis heredibus & assignatis suis, ubi & quando uoluerit dare, legare, uendere uel assignare libere & quiete bene & in pace; uidelicet ad percipiendam predictam marcam de heredibus predicti Laurencii Log, ad festum sancti Michaelis quadraginta denarios, ad Natale Domini quadraginta denarios, ad festum beate Marie in Marcio quadraginta denarios, & ad Natiuitatem beati Iohannis Baptiste quadraginta denarios. Et si predictus redditus alicuius termini de terminis prenominatis de predicta terra aretro [fuerit][2] quin persoluatur eidem Andree uel eius assignato, bene licebit eidem Andree uel eius assignato habere liberum introitum & exitum in tota predicta terra cum pertinenciis & eciam illo mesuagio cum pertinenciis quod fuit aliquando Roberti Log in parochia sancti Petri orientalis Oxonie ad namiandum & distringendum de die in diem donec plenarie sit eis satisfactum de

[1] Seal green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a pelican in piety; SIGILLVM IOHANNIS CVRCI.

[2] Omitted in MS. Compare this deed with no. 355, which is of the same year, and notice that the witnesses are in the same order of precedence.

arreragiis predicte marce, sicut continetur in quodam cyrographo inter me & Laurentium Log confecto. Ego uero predictus Iohannes & heredes mei predicto Andree & heredibus suis uel suis assignatis predictam marcam cum pertinenciis contra omnes homines mares & feminas, Cristianos & Iudeos warantizabimus, acquietabimus & defendemus in perpetuum. Pro hac autem donatione, concessione, warantizatione, acquietacione & defensione predictus Andreas dedit michi duodecem marcas argenti pre manibus. Ut igitur hec omnia prescripta & prediuisa firma & stabilia in perpetuum permaneant, hoc presens scriptum sigilli mei inpressione corroboraui & confirmaui; hiis testibus, Ada Feteplace tunc maiore Oxonie, Galfrido de Hencsexee, Thoma le Speicer tunc prepositis, Waltero Aurifabro, Galfrido Aurifabro, domino Rogero capellano, Iohanne Pady, Rogero le Batur, Willelmo de Chiltone, Waltero Kepeharm, Iohanne Fileking, Ricardo Clerico & aliis.

13. Chimney Hall.

We now pass to the south side of Harehall Lane. In 1345 the Hospital obtained from Queen's College a piece of land on the south side of the lane at its east end, measuring 85 feet by 41 feet. There is no record of this acquisition among the deeds of the Hospital, but we have knowledge of it from a deed at Queen's College. This property, or one of the cottages standing on it, had already paid a quitrent of 3*s*. a year to the Hospital, as we learn from the rentals, where it is called the house of Thomas the Spicer; how the rent was acquired we do not know. The Hospital had also two or more cottages on the south side of Harehall Lane, as the rentals show, but we have no details about their position.

In St. John's Street (i. e. Merton Street), between Logic Lane and the end of the street, the Hospital had three halls, according to the rental of 1293, Chimney Hall, Nightingale Hall, and a hall at the corner, known subsequently as Croys Hall; there were in addition five or six cottages. Of these halls Chimney Hall was by far the most valuable, paying a rent of 53*s*. 4*d*.; for which reason the following deed, which mentions a rent of 40*s*., can refer to no other hall. Magister Walter de Cherleburi, who is mentioned in the deed, was Walter de sancto Edmundo, vicar of Charlbury, official of Adam de sancto Edmundo, Archdeacon of Oxford, his brother, and executor to him after his death.[1] The *Hundred Rolls* [2] inform us that the Hospital held a tenement in the parish of St. Peter in the south-east ward worth 40*s*. a year, by the legacy of Adam de sancto Edmundo; the value of the tenement shows that the reference must be to

[1] *Eynsham Cartulary*, i. 318, 404.

[2] *Hund. Rolls*, ii. 801.

Chimney Hall. If it was a legacy, we can understand why there is no deed of gift.

The rentals reckon Chimney Hall as in the parish of St. Peter, but deed no. 252 places both Chimney Hall and Nightingale Hall in the parish of St. John. In modern times all the houses from Logic Lane eastward are in St. Peter's, but the following deeds distinctly assert that some of the houses to the east of Logic Lane were in St. John's parish. It is evident that the original parish boundary has been altered at this point, and it is probable that in the earliest times all the tenements in Merton Street were in St. John's parish, and those which stood on the south side of Harehall Lane were in St. Peter's.

Chimney Hall was in existence as an academic hall as late as the rental of 1426. It will be noticed subsequently (see nos. 602–9) that there was another Chimney Hall not many yards distant, on the west side of Logic Lane; there was another, or even two, in Cheney Lane, and nos. 44 and 45 High Street was known as Chimney Hall in the fourteenth century.

230.

[The Hospital grants a lease of a hall in St. John's Street.]

S. John 19 Sept. 8, 1266

Hec est conuencio facta anno regni regis Henrici filii regis Iohannis quinquagesimo inter magistrum & fratres domus hospitalis sancti Iohannis extra portam orientalem Oxonie ex una parte & magistros Hugonem de Gippewiz & Adam de Belestede ex altera, uidelicet quod dicti magister & fratres tradiderunt & concesserunt ad firmam dictis magistris Hugoni & Ade quandam domum cum pertinenciis in uico beati Iohannis Oxonie que quondam fuit domus magistri Walteri de Cherleberi; habendam & tenendam sibi quamdiu uixerint uel uni eorum quicumque superuixerit, libere, quiete, integre & in pace a festo Natiuitatis beate Marie anni supradicti usque ad predictum uite sue terminum plenarie completum, reddendo inde annuatim predictis magistro & fratribus quadraginta solidos sterlingorum ad quatuor anni terminos, uidelicet ad Nathale domini decem solidos, ad festum Annunciacionis dominice decem solidos, ad festum Nathalis beati Iohannis Baptiste decem solidos, ad festum beati Michaelis decem solidos pro omni seruicio debito & consueto, exactione seculari & demanda. Dicti uero magistri Hugo & Adam uel unus eorum dictam domum cum pertinenciis in quatuor primis annis a tempore sue recepcionis ad ualenciam centum solidorum per uisum fratrum dicte domus hospitalis & aliorum legalium & fidedignorum emendabunt

uel emendabit & cum necessitas suadebit sumptibus suis propriis sustentabunt uel sustentabit, reparabunt uel reparabit competenter. Et si contingat quod dicti magistri Hugo & Adam in solucione unius redditus anni cessauerint, licebit dictis magistro & fratribus dictam domum cum pertinenciis absque omni contradiccione alii locare uel ad usus proprios retinere. Ad hec, si contingat quod dicti magistri Hugo & Adam uel unus eorum nequeant uel nequeat, nolint uel nolit, dictam domum personaliter inhabitare, licebit utrique uel uni eorum dictam domum cum pertinenciis usque ad uite sue terminum, ut predictum est, de anno in annum alii uel aliis locare; ita quod, huiusmodi locacionis causa, emenda in primis quatuor annis facienda in dicta domo non impediatur. Dicti uero magister & fratres dictam domum cum pertinenciis dictis magistris Hugoni & Ade usque ad terminum predictum contra omnes mortales warantizabunt, defendent & acquietabunt; ita quod post decessum dictorum magistrorum Hugonis & Ade dicta domus in usus dictorum magistri & fratrum sine calumpnia uel contradiccione executorum suorum uel alicuius alterius libere reuertatur in eodem statu quo fuit in primis quatuor annis uel in meliori. Pro hac autem traditione & concessione dederunt predicti magistri Hugo & Adam dictis magistro & fratribus quadraginta solidos sterlingorum pre manibus. Ad hanc autem conuentionem fideliter & sine dolo tenendam utraque pars affidauit & huic scripto in modum cyrographi confecto alternatim sigillum suum apposuit. Hiis testibus, Adam Feteplace tunc maiore Oxonie, Iohanne de Coleshulle & Rogero le Sauser tunc balliuis, Nicholao de Stocwelle, Nicholao de Kyngestone, Galfrido de Hengesee, Iohanne Pady, Willelmo le Specer & aliis.

14. Nightingale Hall.

The four following deeds seem to refer to one tenement, the two first being about its southern half, the two others mainly about the northern half. The two first deeds say that it was next on one side to a corner house, while the others describe it as next to the house of Magister Walterus de sancto Edmundo (i. e. Chimney Hall). This proves that Chimney Hall reached to Logic Lane, and that these four deeds are about the site, or part of the site, of Nightingale Hall, which we know was next to Chimney Hall. It appears that the site was originally given to the Hospital about 1233, and having been alienated was recovered in 1251. The hall came to end about 1460.

231.

[Henry, son of Simon, grants to Cecilia de Gundeville a messuage in St. John's Street.]

S. John 3 c. 1225

Sciant presentes & futuri quod ego Henricus filius Simonis dedi et concessi et hac presenti carta mea confirmaui Cecilie filie Iohannis de Gundeuilla pro homagio et seruicio suo unum mesuagium in uilla Oxonie in uico sancti Iohannis, iacens inter domum Henrici filii Fulchonis et angularem domum dicti uici, illud uidelicet mesuagium quod Guido le Clutere[1] tenuit; tenendum & habendum de me & de heredibus meis illi & heredibus suis uel cuicumque illud dare uel assignare uel legare uoluerit, nisi domui religionis, libere & quiete, iure hereditario; reddendo inde annuatim michi et heredibus meis dicta Cecilia & heredes sui uel eius assignati uel legatarii sui tres solidos et sex denarios ad quatuor terminos anni; scilicet ad festum sancti Michaelis decem denarios & obolum, et ad festum sancti Thome apostoli decem denarios & obolum, et ad festum sancte Marie in Marcio decem denarios & obolum, et ad Natiuitatem sancti Iohannis Baptiste decem denarios & obolum, pro omnibus seruiciis et consuetudinibus et demandis. Et ego Henricus predictus et heredes mei warantizabimus dictum mesuagium dicte Cecilie & heredibus suis uel eius assignatis uel legatariis nisi domui religionis contra omnes homines et feminas in perpetuum. Pro hac autem mea donacione et concessione et carte mee confirmacione dedit michi dicta Cecilia uiginti solidos sterlingorum in gersumam. Et ut hec mea donacio & concessio & carte mee confirmacio rate et stabiles in perpetuum permaneant hanc presentem cartam meam sigillo meo roboraui; hiis testibus, Iohanne le Carpenter, Willelmo de Chiltona, Gilberto Carectario, Rogero le Boltere, Iohanne Laudyas, Galfrido filio Simonis, Yuone de Wdestoke, Iohanne le Combere, Willelmo le Combere, Henrico Fabro et multis aliis.[2]

232.

[Cecilia de Gundeville grants the messuage to the Hospital.]

Cart. fol. 23v ? Mich. 1232–Mich. 1233

Sciant presentes & futuri quod ego Cecilia de Gundeuilla concessi, liberaui & hac presenti carta mea confirmaui hospitali sancti Iohannis Oxonie & fratribus ibidem deo seruientibus mesuagium meum quod

[1] i. e. cobbler.
[2] Seal, white, pointed oval, $1\frac{1}{8}$ in. × $\frac{7}{8}$ in., a fleur-de-lis; illegible.

habui in uilla Oxonie situm in uico sancti Iohannis iacens inter domum Henrici filii Fulconis & angularem domum dicti uici uersus orientem;[1] habendum & tenendum dictis fratribus & eorum successoribus cum omnibus pertinenciis & cum omni iure quod in eo habui & habere potui in purchatio meo & legia potestate mea. Pro hac autem concessione, liberatione, quietaclamatione, dederunt michi dicti fratres quatuor marcas argenti in gersumma. Et ut predicta robur optineant scripto presenti sigillum meum apposui. Hiis testibus, Petro Toralde tunc maiore Oxonie, Adam & Aluy tunc prepositis, Thoma Scriptore, Gileberto Caretario, Rogero de Graua, Thoma Griffin & multis aliis.

233.

[Seyaffa, widow of William de Haliwell, grants and quit-claims it to the Hospital.]

Omnibus Cristi fidelibus presens scriptum uisuris uel audituris Seyaffa quondam uxor Willelmi de Haliwelle salutem. Nouerit uniuersitas uestra me in uiduitate mea dedisse & quietum clamasse fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie pro me & heredibus meis in perpetuum totum ius meum quod habui uel habere potui in terra cum pertinenciis suis que iacet inter terram magistri Walteri quondam officialis Oxonie ex una parte & Henricum Fouke ex alia & abuttat uersus Kyboldestret, que terra est de feoudo dicti hospitalis sancti Iohannis, scilicet totum ius quod habui uel quod habere potui iure hereditario siue maritagii siue quocumque alio iure in dicta terra; ita quod nec ego nec heredes mei nec successores nec assignati aliquid iuris uel clamii habeant uel habere possint in dicta terra. Dedi eciam & concessi quod fratres dicti hospitalis habeant residuum dicte terre que abuttat uersus uicum sancti Iohannis post obitum meum, & quietum eis clamaui pro me & heredibus meis totum ius meum quod habui uel habere potui in terra illa cum suis pertinenciis. Ego uero Seyaffa & heredes mei dictam terram cum suis pertinenciis prefatis fratribus contra omnes homines in perpetuum warantizabimus. Pro hac autem donatione & quietaclamatione & warantizatione dederunt michi fratres dicti hospitalis unam marcam. Et ut hec mea donatio & quietaclamatio & warantizatio perpetuam optineat firmitatem presenti scripto sigillum meum apposui; hiis

Cart. fol. 24r Mich. 1250–Mich. 1251

[1] This must mean 'between the west side of Henry Fouk's house and the east side of the corner house': see no. 146 for an analogous case.

testibus, Thoma tunc maiore Oxonie, Galfrido Aurifabro & Thoma le Spicer tunc temporis prepositis Oxonie, Galfrido de Haliwelle & Ricardo tunc temporis capellanis hospitalis sancti Iohannis, Willelmo le Spicer, Henrico Fouke, Henrico de Wilebi clerico & aliis.

234.

[Matthew, son of William de Haliwell, grants and quitclaims it to the Hospital.]

Cart. fol. 24v Mich. 1251–Mich. 1252

Sciant presentes & futuri quod ego Matheus filius Willelmi de Haliwelle dedi, concessi & omnino quietum clamaui pro me & heredibus meis & hac presenti carta mea confirmaui deo & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie pro anima patris mei & anime mee salute in puram & perpetuam elemosinam totum ius meum & clamium quod habui uel habere potui in illa terra cum pertinenciis in parochea sancti Iohannis, & quatuor denarratas annui redditus quos solebam annuatim recipere de Letitia & iacet inter terram magistri Walteri de sancto Edmundo, que [*sic*] quondam tenuit, ex una parte & terram [1] ex altera, nichil iuris uel clamii michi uel heredibus meis retento in perpetuum; habendam & tenendam dictam terram cum pertinenciis cum quatuor denariatis annui redditus libere, quiete, bene & in pace; reddendo inde annuatim capitali domino tres solidos & sex denarios ad quatuor anni terminos scilicet ad festum sancti Michaelis decem denarios & obolum, ad Natale Domini x d. obolum, ad Annuntiationem sancte Marie x d. ob., ad Natiuitatem sancti Iohannis Baptiste x d. ob. pro omni seculari seruitio, exaccione & demanda. Ego uero Matheus & heredes mei dictam terram cum pertinenciis & cum quatuor denarratis annui redditus dictis fratribus & eorum successoribus contra omnes gentes tam Cristianos quam Iudeos warantizabimus, acquietabimus & defendemus in perpetuum. Et ut hec mea donatio, concessio, quietaclamatio & carte mee confirmatio rata sit & stabilis huic scripto sigillum meum apposui. Hiis testibus, Nicholao de Hanrade tunc uicecomite Oxonie, Ada Feteplace tunc maiore Oxonie, Iohanne Curci, Nicholao de Kyngistone tunc prepositis Oxonie, Waltero Aurifabro, Galfrido fratre eius, Rogero de la Graue, Willelmo Peticurteys, Alexandro Milite, Henrico de uico sancti Iohannis & aliis.

[1] The copyist has omitted something.

15. Cross Hall, Penkrych Hall, and other Tenements.

The succession of houses in St. John's Street as we pass eastward from Nightingale Hall is by no means certain, but for want of a better hypothesis it is suggested that the tenement of Henricus Fulconis, extending as far north as Kibold Street, passed to Letitia, daughter of Alicia Fulconis; by her gift it passed to the Hospital (no. 235). Next was a tenement of Wido Sutor, between the corner tenement on the east and Henricus Fulconis on the west (nos. 236–8). At the corner, subsequently the site of Cross Hall, was the tenement of Walter Ing. If Walter, son of John, is the same as Walter Ing, the tenement passed to Henry, son of Roscelin of Holywell, but we have no deed by which it came to the Hospital. One discordance may be pointed out. Walter, son of John, says that the house of Wido Sutor, which was next to him, was in the parish of St. John, whereas the deed of Wido Sutor, which we assign to that tenement, speaks of it as in the parish of St. Peter.

The corner tenement by the Town Walls was a very small academic hall, which in 1293 was described as 'aula iuxta angulum'; in the rental of 1325 it is Aula Crucis, but it is no longer an academic hall. In 1375 the site is a garden occupied by Richard Pencriche. At some date soon after the rental of 1426, it became an academic hall, and was occupied by Mag. Kylyou in 1438 under the name of Penkrych Hall (*Munim. Acad.*, p. 520), and it was in existence in 1448 (see no. 252); shortly afterwards it was a garden.

235.

[Letitia, daughter of Alicia Fulconis, grants a messuage to the Hospital.]

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Letitia filia Alicie Fulconis salutem. Nouerit uniuersitas uestra me dedisse, concessisse & omnino quietum clamasse[1] & hac presenti carta mea confirmasse in puram & perpetuam elemosinam fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie quoddam mesuagium cum pertinenciis in uico sancti Iohannis, quod Hubertus Clericus aliquando tenuit, nichil iuris uel clamii michi uel heredibus meis retento in perpetuum, libere, quiete, bene, in pace ab omni seculari seruitio, exaccione & demanda sicut aliqua elemosina

Cart. fol. 24v ? Mich. 1256–Mich. 1257

[1] Andrew Halegod in 1253 gave to the Hospital a rent of 20*d.* from the house of Letitia in the parish of St. John (see no. 518); hence the use of 'quietum clamasse'.

quietius, liberius dari possit; reddendo inde annuatim capitali domino id quod ei debetur, prout continetur in carta feffementi predicte Alicie. Et ut hec mea donatio, concessio & quietaclamatio & huius carte mee confirmatio rata & stabilis permaneat, huic scripto sigillum meum apposui: hiis testibus Adam Feteplace, tunc maiore Oxonie, Galfrido de Hengseye, Ricardo[1] Molendinario, tunc prepositis Oxonie, Waltero Aurifabro, Alexandro Knit, H. Fulcon', Roberto de Wand' & multis aliis.

236.

[Wido, the shoemaker, grants land to the Hospital.]

S. Peter in E. 44 Cart. fol. 14r c. 1225

Sciant presentes & futuri quod ego Wido Sutor, filius Roberti, de parochia sancti Iohannis, assensu & uoluntate Edithe uxoris mee concessi, dimisi, & liberaui hospitali sancti Iohannis aput portam orientalem Oxonie et fratribus ibidem deo seruientibus totam illam terram meam que iacet inter terram Henrici filii Fulconis & terram que fuit Walteri Inge, que est angularis, in parochia sancti Petri uersus portam orientalem Oxonie; habendam & tenendam predicto hospitali & fratribus eiusdem loci de me et heredibus meis in feodo & hereditate libere, quiete, & integre; reddendo pro predicta terra annuatim Henrico filio Simonis uiginti denarios ad quatuor anni terminos, scilicet ad festum sancti Michaelis v denarios & ad Natale Domini v denarios & ad festum sancte Marie in Marcio v denarios & ad Natiuitatem sancti Iohannis Baptiste v denarios et michi & heredibus meis annuatim unum denarium ad Pascha pro omni seruitio. Et ego et heredes mei warantizabimus predictam terram cum pertinenciis predicto hospitali et fratribus eiusdem loci contra omnes homines & feminas. Et pro hac concessione, dimissione, liberatione et warrantizatione fratres predicti hospitalis dederunt michi & Edithe uxori mee unam marcam in gersuma. Et ut hec predicta rata permaneant hanc presentem cartam ego Wido & Editha predicti sigillis nostris confirmauimus. Hiis testibus, Roberto Waldri, Rogero Petit, Willelmo de Haliwelle, Ricardo Curteis, Alexandro Knyt, Willelmo Curteis & aliis.[2]

[1] Probably an error for Roberto; the Cartulary is far from accurate in Christian names.

[2] At the foot 'Transcrib''. There are two seals, white wax varnished brown, each a fleur-de-lis; on the right, pointed oval, $1\frac{1}{2}$ in. × $1\frac{1}{8}$ in., S. EDID. VXOR' WIDONIS; on the left, circular, $1\frac{1}{8}$ in., S' WIZ. FL' ROB'TI.

237.

[Another form of the same grant.]

S. Peter in E. 40 A Cart. fol. 15v c. 1225

Sciant presentes & futuri quod ego Wido sutor filius Roberti de parrochia sancti Iohannis, et ego Editha uxor eiusdem Widonis, et ego Laurencius filius eiusdem Widonis concessimus & dimisimus & liberauimus & quietum clamauimus pro nobis & heredibus nostris deo & hospitali sancti Iohannis aput portam orientalem Oxonie & fratribus ibidem deo seruientibus totam illam terram que iacet inter terram Henrici filii Fulconis & terram que fuit Walteri Inge, que est angularis in parrochia sancti Petri uersus portam orientalem Oxonie. Et pro hac concessione, dimissione, liberatione & quieta clamancia fratres predicti hospitalis dederunt michi Widoni & michi Edithe unam marcam argenti et michi Laurentio XII denarios. Et ut hec nostra concessio & dimissio & liberatio & quieta clamancia rata & inconcussa in perpetuum permaneat, hanc presentem cartam sigillis nostris confirmauimus. Hiis testibus, Rogero Petit, Roberto Waldri, Willelmo de Haliwelle, Ricardo Curteis, Willelmo Curteis, Alexandro Knyt & aliis.[1]

238.

[Henry, son of Simon, grants three rents to the Hospital.]

S. Peter in E. 57 Cart. fol. 12v 1231–4

Notum sit omnibus quod ego Henricus filius Simonis concessi, dimisi, & liberaui & quietum clamaui pro me & heredibus meis deo & sancte Marie & sancto Iohanni et hospitali sancti Iohannis extra portam orientalem Oxonie ad sustentacionem pauperum omne quod habui in tenemento quod fuit Acei le Mercer quod de me tenuit in parochia sancti Iohannis in Oxonia, & omne quod habui in tenemento quod fuit Widonis Sutoris in parrochia sancti Petri uersus portam orientalem Oxonie, et omne quod habui in tenemento quod fuit Nicholai Nigri in parrochia sancti Petri; saluo michi & heredibus meis annuatim uno obolo de tenemento quod fuit Nicholai Nigri. Et ego & heredes mei warantizabimus predicta tenementa predicto hospitali contra omnes homines in perpetuum, saluo ut tenentes predicti teneant hereditarie de predicto hospitali sicut de me tenuerunt.

[1] At the foot 'Transcrib''. With three white seals, varnished brown, each a fleur-de-lis; on the right, circular, 1⅛ in., S' LAVRENCII FL' WIZ; in the middle, pointed oval, 1½ in. × 1⅛ in., S' EDID' VXOR' WIDONIS; on the left, circular, 1⅛ in., [S' WI]Z FL' ROB'TI. It is in the hand of William Clericus.

Pro hac autem concessione, dimissione, liberatione & quieta clamatione & warantizatione magister & fratres predicti hospitalis dederunt michi sexaginta solidos sterlingorum in gersumma. Et ut hec predicta rata & inconcussa in perpetuum permaneant hanc presentem cartam sigillo meo confirmaui; hiis testibus, Petro filio Turoldi tunc maiore, Philippo Molendinario, Roberto Oein, Laurencio Halegod, Andrea Halegod, Ricardo Molendinario, Roberto Waldri, Willelmo clerico, Toma filio Widonis, Gilberto Caret[ario] & aliis.[1]

239.

[Walter, son of John, grants land at the corner to Henry, son of Rocelin.]

S. John 21 c. 1230

Sciant presentes & futuri quod ego Walterus filius Iohannis concessi, dimisi & liberaui Henrico filio Rocelini de Haliwelle totam terram que fuit Bernardi de Abbendone in capite angulari de uico sancti Iohannis uersus portam orientalem Oxonie, que iacet inter terram Hernisii Turnur & terram quam Wido Correator de me tenet in parochia sancti Iohannis Oxonie, illi & heredibus suis habendam & tenendam de me & heredibus meis in feodo & hereditate libere, quiete, plene & integre, reddendo inde annuatim michi & heredibus meis quinque solidos ad quatuor terminos anni pro omni seruicio & exaccione, scilicet ad festum sancti Michaelis xvd. & ad Natale Domini xvd. & ad Pascha xvd. & ad Natiuitatem sancti Iohannis Baptiste xvd. Et ego & heredes mei warantizabimus predictam terram predicto Henrico & heredibus suis contra omnes homines mares & feminas. Et pro hac mea concessione, dimissione, liberatione & warantizatione predictus Henricus dedit michi unam marcam argenti in gersuma. Et quia uolo quod omnia predicta sicut prediuisa sunt firma & stabilia permaneant, hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Thoma filio Wid', Rogero Godeknaue, Rogero filio Stephani, Simone filio Iohannis, Iohanne Laudias, Hugone Arcen[er], Ricardo Dosier & multis aliis.[2]

[1] At the foot 'Transcrib''. Seal, green, pointed oval, 1 in. × $\frac{7}{8}$ in., a fleur-de-lis, S' HERICI FIL' SIMONIS. This is in the hand of William Clericus and therefore cannot be later than 1234.

[2] Seal, green, circular, $1\frac{1}{2}$ in., a fleur-de-lis, SIGILL' WALTERI KNICT. This is in the hand of William Clericus.

16. West of Nightingale Hall.

There seem to have been three or four small tenements to the south of Chimney Hall. The first deed may refer to a tenement next to the site of Nightingale Hall, which was held at one time by William of Holywell (see no. 233). The tenement of Walter Bolle would be next on the west. Then the tenement of Hugo de Hakeburne. It is true that by this arrangement Chimney Hall is given little or no frontage on St. John's Street, but this is not a serious matter. The rentals show that these small houses fell into decay during the fourteenth century. In 1432 Merton renounced all claim to a garden on the east side of Logic Lane (see no. 595); on what ground the claim was made, we do not know.

240.

[William, son of Elias, grants and quitclaims his land to the Hospital.]

S. Peter in E. 70 B Cart. fol. 10v c. 1220–5

Sciant presentes & futuri quod ego Willelmus filius Helye concessi & dimisi & liberaui et quietum clamaui deo & domui hospitalis sancti Iohannis ad portam orientalem Oxonie & fratribus ibidem deo seruientibus totam terram quam tenui de predicto hospitali cum omnibus pertinenciis suis scilicet illam que iacet inter terram Rogeri Bolle & terram Willelmi de Haliwelle in parochia sancti Petri uersus portam orientalem Oxonie, solutam & quietam pro me & heredibus meis predicto hospitali & fratribus ibidem deo seruientibus & eorum successoribus in perpetuum sine aliqua calumpnia & occasione. Et pro hac mea concessione & dimissione & liberatione & quieta clamatione predicte terre, fratres predicti hospitalis dederunt michi decem marcas sterlingorum in gersumma & Willelmo filio meo unum par calcarium.[1] Et ut hec omnia predicta sicut prediuisa sunt firma & stabilia imperpetuum permaneant, hanc presentem cartam sigilli mei munimine confirmaui. Hiis testibus, Toma filio Edwini tunc maiore Oxonie, Hugone Faluo & Philippo Burgeis tunc prepositis, Daniele filio Willelmi filii Helye, Toraldo Allutario, Rogero Fesant, Laurentio Halegod, magistro Roberto Scotico, Elya capellano predicti hospitalis, Rogero Gernun, Hugone Gargathe, Ricardo Molendinario, Ricardo Curteis, Andrea Halegod, Toma Struth, Waltero Coch, Willelmo Uenatore & multis aliis.[2]

[1] calcarum, MS.; calcarium, Cartulary.

[2] At the foot 'Transcrib''. This is in the hand of William Clericus. There can be no doubt that this and the next charter refer to the same tenement, although one charter assigns it to St. John's parish, the other to St. Peter's.

241.

[Another form of the same grant.]

Cart. 23v 1215-25

Sciant presentes & futuri quod ego Willelmus filius Elye concessi & dimisi & liberaui & quietumclamaui deo & domui hospitalis sancti Iohannis ad portam orientalem Oxonie & fratribus ibidem deo seruientibus totam terram quam tenui de predicto hospitali scilicet illam que iacet inter terram Rogeri Bolle & terram Willelmi de Haliwelle in parochia sancti Iohannis Baptiste in uilla Oxonie, solutam & quietam pro me & heredibus meis predicto hospitali & fratribus ibidem deo seruientibus & eorum successoribus in perpetuum sine aliqua calumpnia & occasione. Et pro hac concessione & dimissione & liberatione & quieta clamacione predicte terre fratres predicti hospitalis dederunt michi decem marcas sterlingorum in gersumma. Et ut omnia predicta, sicut prediuisa sunt, firma & stabilia in perpetuum permaneant, hanc presentem cartam sigilli mei munimine confirmaui; hiis testibus, Thoma filio Edwini tunc maiore Oxonie, Hugone Faluo & Philippo Burgeis tunc prepositis, Willelmo filio Willelmi Elis, Daniele filio Willelmi, Rogero Gernun, Hugone Gargath, magistro Roberto Scotico, Elya capellano predicti hospitalis, Ricardo Molendinario, Ricardo Curteis, Andrea Halegod, Waltero Coch, Willelmo Uenatore & multis aliis.

242.

[Walter Bolle grants a messuage to the Hospital.]

Cart. fol. 25r Mich. 1256-Mich. 1257

Sciant presentes & futuri quod ego Walterus Bolle de Oxonia dedi, concessi & hoc presenti carta mea confirmaui pro me & heredibus meis deo & sancte Marie & hospitali sancti Iohannis extra portam orientalem Oxonie quoddam mesuagium cum pertinenciis in uico sancti Iohannis situm inter terram sancti Iohannis ex una parte & terram que fuit Iohannis de Fincham ex altera; habendum & tenendum dictis fratribus & eorum successoribus dictum messuagium cum pertinenciis libere, quiete, bene & in pace; reddendo inde annuatim michi & heredibus meis unum clauum equi[1] ad Pascha pro omni seculari seruicio, exaccione & demanda. Ego uero Walterus Bolle & heredes mei dictum mesuagium cum pertinenciis dictis fratribus & eorum successoribus contra omnes homines & feminas warantizabimus &

[1] A shoeing nail; an unusual, perhaps unique, rent in Oxford.

defendemus in perpetuum. Pro hac autem donatione, concessione & warantizatione dederunt michi predicti fratres unam marcam argenti pre manibus. Et ut hec mea donatio, concessio, warantizatio & carte mee confirmatio rata & stabilis permaneat, huic scripto sigillum meum apposui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Galfrido de Heygtisye, Roberto Molendinario tunc prepositis Oxonie, Waltero Aurifabro, Galfrido fratre eius, Waltero de Middiltone, Petro Pistore, Alexandro Milite, & multis aliis.

243.

[Hugo de Hakeburne grants land to the Hospital.]

Sciant presentes & futuri quod ego Hugo de Hakeburne & ego Alicia uxor eiusdem Hugonis concessimus, dimisimus, & liberauimus pro nobis & heredibus nostris hospitali sancti Iohannis ad portam orientalem Oxonie illam terram cum pertinenciis que iacet inter terram Gerardi Waterman & terram Felicie Bolle in parochea sancti Iohannis in Oxonia; habendam & tenendam predicto hospitali libere, quiete, & integre & pacifice in perpetuum. Pro hac autem concessione, dimissione, liberatione & quietaclamantia fratres predicti hospitalis dederunt nobis quadraginta solidos sterlingorum. Et ut hec predicta rata & inconcussa permaneant, hanc presentem cartam sigillis nostris confirmauimus. Hiis testibus, Roberto Oein, Philippo Molendinario, Laurentio Halegod, Pentecoste, Iohanne Talur, Ricardo Curteis, Andrea Halegod, Ricardo Molendinario, Willelmo Clerico, Willelmo de Bertone & aliis.

Cart. fol. 24r c. 1230

17. Leases of Leke's Tenement. 244–51.

In 1670 this large tenement (see no. 198) was divided into eight leases. The holdings were altered so much from time to time, that it is only by the help of the Fine Book that the successive leases can be identified. The whole site together with the Angel was sold to the University by Magdalen College in 1871.

244.

Leases of nos. 13–15 Merton Street.

The southwest portion was leased to Walter Combes at a rent of 5*s.* 8*d.*; it was bounded by Merton Street on the south, and the stables of the Angel on the west. In 1726 some addition may have been made to the

holding, as the rent was raised to 6*s.*, while the rent of the tenement next on the east was reduced by fourpence. In 1785 the original lease expired, and a new lease was granted at a rent of £8 7*s.*, the tenement being enlarged by part of the garden of Jane Collinson. In 1799 the eastern portion, no. 15 Merton Street, was separated, the rent being 25*s.* at first, and subsequently £4. The remainder, which is described as three tenements, was leased to Thomas Dry in 1799 and 1813, but in 1827 one of the three tenements was added to the stable-yard of the Angel, and the rent of the Angel was raised.

Ledger Q. 217 Jan. 3, 21 Car. II, 16$\frac{69}{70}$; a lease to Walter Combes, gent., of three little tenements in the several occupations of Henry Graves, widow Grinneige, and Edmund Yeates, and another tenement in the occupation of John Slater, cook, together with all backsides and garden; for 40 years; rent 5*s.* 8*d.*

S. 277 Dec. 5, 1 Jac. II, 1685; his lease is renewed; 40 years; rent 5*s.* 8*d.*

T. 434 April 8, 11 Will. III, 1699; a lease to Thomas Hudson, chandler, and Walter Combes, mercer, of a newly erected tenement formerly in the tenure of Edmund Yate and lately in the possession of Walter Combes, and now in the possession of Joan Combes, widow, and Henry Combes, gent.; together with three other tenements late in the possession of Richard Speakman, Jacob Richards, and Tobias Tipler, the last being lately new built and divided into two tenements; 40 years; rent 5*s.* 8*d.*

W. 335 Dec. 6, 11 Anne, 1712; a lease to Joan Combes, widow; the first tenement is occupied by Gilbert Jackson, gent., the others as before; 40 years; rent 5*s.* 8*d.*

Y. 186 Dec. 6, 1731; a lease to William Ward, Esq., of Little Houghton, executor of William Wright, Esq., of five tenements in St. Peter's parish in the occupation of Nathaniel Crymes, Esq., Henry Church, gent., widow Mynns, and William King; 40 years; rent 6*s.*[1]

BB. 22 Dec. 6, 1745; a lease to the six daughters of William Ward, deceased; 40 years; rent 6*s.*

GG. 405 Dec. 6, 1785; a lease to Stephen Townsend, builder, of five tenements late in the occupation of Rev. Booth, Rev. Robinson, Mathew Smith, and Ann Lewis, with part of the garden which was demised to Jane Collinson in Dec. 1757; 40 years; £8 7*s.*

a. 201 Dec. 6, 1799; a lease to William Norris, yeoman, of a tenement

[1] It is only by the help of the Fine Book (see vol. iii) that we know that this was a renewal of the lease of Joan Combes.

in Merton Lane between Robert James E., and Thomas Dry W.; 40 years; 25*s.* [i. e. 15 Merton Street].

Dec. 6, 1799; a lease to Thomas Dry, manciple of Merton College, of three tenements occupied by Thomas Dry, Rev. John Allen, and Richard Costar, together with a garden, the whole measuring in front next to Merton Street 56 feet E. to W., and next to the Angel yard 115 feet N. to S.; 40 years; rent £7 2*s.* **Ledger a. 205**

Dec. 6, 1813; the lease of William Norris is renewed, reserving a passage 3 ft. 6 in. wide to the premises in the occupation of James Hillier; 40 years; rent 25*s.* for 26 years, then rent of £4. **c. 227**

Dec. 6, 1813; a lease to Thomas Dry, mealman, of the three tenements as before; 40 years; rent £7 2*s.* for 26 years, then £18 14*s.* **c. 226**

Dec. 6, 1827; the lease of William Norris is renewed; fine £32 8*s.*; 40 years; 25*s.* for 12 years, then £4. **e. 103**

Dec. 6, 1827; a lease to Richard Dry, tailor, of a messuage, one of the three that were late demised to Thomas Dry; fine £65 7*s.*; 40 years; 50*s.* the first 12 years; then £6 10*s.* [i. e. 13 Merton Street]. **e. 107**

Dec. 6, 1827; a lease to Messrs. Parker and Liddle, executors of James Purdue, cook of Merton College, of a tenement, one of three late demised to Thomas Dry; fine £58 11*s.* 6*d.*; 40 years; rent £3 for 12 years; then £7 16*s.* [i. e. 14 Merton Street]. **e. 103**

Dec. 6, 1841; a lease to Messrs. Parker and Liddle; fine £63 3*s.*; 40 years; £7 16*s.* **f. 218**

Dec. 6, 1841; a lease to Richard Dry; fine £65 5*s.*; 40 years; £6 10*s.* **f. 219**

Dec. 6, 1842; a lease to Edward Norris, gent.; fine £28 10*s.*; 40 years; £4. **f. 228**

Dec. 6, 1855; a lease to William Dry, gent.; fine £57 15*s.*; 40 years; £6 10*s.* **g. 209**

Dec. 6, 1855; a lease to Thomas Walker; fine £55 16*s.*; 40 years; £7 16*s.* **g. 228**

Dec. 6, 1856; a lease to Charles Skinner; fine £28 10*s.*; 40 years; £4. **g. 277**

These three tenements were sold to the University with eight other tenements on May 11, 1871 (see p. 244).

245.

Leases of nos. 16–18 Merton Street, and 17 King Street.

This holding was leased in 1670 to William Noble, under the title of three tenements at a rent of 3*s.* 4*d.*; the rent was subsequently reduced to 3*s.*; in 1745, according to the Fine Book, it was four tenements. By 1785 the lease had expired, and the holding was divided into four, the rent of each being 3*s.* The last lease of 17 King Street (known as the Nag's Head) did not end until Aug. 6, 1907.

Ledger Q. 217 Jan. 3, 21 Car. II, 16$\frac{69}{70}$; a lease to William Noble, cook, of three tenements, being in the several tenures of the said William Noble, Augustine Andrewes, and late Simon Broadwater, with all outhouses, stables, backsides, gardens; 40 years; rent 3*s.* 4*d.*

R. 577 Dec. 16, 33 Car. II, 1681; his lease is renewed; the tenants are William Noble, Augustine Andrewes, and John Whistler; 40 years; 3*s.* 4*d.*

T. 124 Dec. 6, 7 Will. III, 1695; a lease to Joane Combes, widow; the tenants are John Hall, Paul Blizzard, William Yates; 40 years; 3*s.* 4*d.*

W. 41 Dec. 6, 8 Ann, 1709; her lease is renewed; the tenants are John Hall, Edward Moulding, Adrian Butler; 40 years; 3*s.* 4*d.*

Y. 188 Dec. 6, 1731; a lease to Richard Piddington, mason, of three tenements in the occupation of John Baddely, William Colleson, and Peter Sherlock; 40 years; rent 3*s.*[1]

AA. 392 Dec. 6, 1745; Piddington's lease is renewed; the occupants are widow Hall, Elizabeth English, and John Ashfield; 40 years; rent 3*s.*

In 1783–5 the holding was divided into four.

Leases of 17 King Street (the Nag's Head):—

GG. 213 Dec. 6, 1783; a lease to Joseph Hedges, brewer, of a tenement late in the occupation of John Barnet, publican, now in the occupation of one Leonard; 40 years; rent 3*s.*

a. 111 Aug. 6, 1797; a lease to Rev. Charles Davis of St. Aldate's of a tenement late in the occupation of John Barnet, publican, now of Thomas Cross; 40 years; rent 3*s.*

c. 145 Aug. 6, 1811; a lease to Edward Micklem, brewer, of a tenement late leased to Charles Davis, now in the occupation of Michael Thornton, publican; 40 years; rent 3*s.* for 26 years; then £3 8*s.*

e. 14 Aug. 6, 1825; the lease is renewed; fine £19; 40 years; rent 3*s.* for 12 years; then £3 8*s.*

[1] Why the rent was reduced to 3*s.* is explained by the lease of Mr. Ward Dec. 6, 1731 (see p. 234).

Aug. 6, 1839; the lease is renewed; fine £15 18*s.*; 40 years; rent £3 8*s.* **Ledger f. 164**

Nov. 8, 1861; a lease to Edward Micklem of Reading, gent.; fine £14 8*s.*; 40 years from Aug. 6, 1853; rent £3 8*s.* **g. 386**

May 11, 1871; the lease is renewed; fine £15 18*s.*; 40 years from Aug. 6, 1867; rent £3 8*s.* **h. 181**

Leases of 18 Merton Street:—

Dec. 6, 1783; a lease to John Barnet, furrier, of a tenement late in the tenure of Edward King, mason, now of one Mills; 40 years; rent 3*s.* **GG. 137**

Aug. 6, 1797; a lease to Thomas Cross, coachman, of a tenement now in his occupation, late in the occupation of Edward King, formerly leased to John Barnet; 40 years; rent 3*s.* **a. 110**

Aug. 6, 1812; the lease is renewed; 40 years; rent 3*s.* for 25 years; then £2 4*s.* **c. 197**

Aug. 6, 1826; a lease to Edward King, cook of Oriel College; fine £15 18*s.*; 40 years; rent 3*s.* for 11 years; then £2 4*s.* **e. 75**

July 25, 1842; a lease to William King, cook of Oriel College; fine £19 4*s.*; 40 years; rent £2 4*s.* **f. 218**

Nov. 10, 1858; a lease to William King; fine £54 2*s.*; 40 years from Aug. 6, 1854; rent £2 4*s.* **g. 276**

Leases of 17 Merton Street:—

Dec. 6, 1785; a lease to John Gould, barber, of a tenement late in the occupation of widow Hoskins, bounded by 'King Street' S., a tenement of the College in the occupation of Robert James W., a tenement and garden of Robert Smith, tailor, N., a tenement of the College in the occupation of one Barnet E.; 40 years; rent 3*s.* **GG. 384**

Dec. 6, 1799; a lease to Thomas Maxey; 40 years; rent 3*s.* **a. 190**

Dec. 6, 1813; a lease to Thomas Maxey; the tenement is described as in 1785 except that Thomas Cross is E.; 40 years; rent 3*s.* for 26 years; then £4 8*s.* **c. 225**

Dec. 6, 1827; a lease to Mr. Simmons; fine £20 8*s.*; 40 years; rent 3*s.* for 12 years; then £4 8*s.* **e. 54**

Dec. 6, 1841; a lease to Thomas Simmons, servant of C. C. C.; fine £35 8*s.*; 40 years; rent £4 8*s.* **f. 217**

Dec. 6, 1855; the lease is renewed; fine £30 15*s.*; 40 years; rent £4 8*s.* **g. 216**

Leases of 16 Merton Street:—

Dec. 6, 1785; a lease to Robert James, cook, of a tenement late in **GG. 385**

the occupation of widow Hoskins, bounded by 'King Street' S., a tenement of Mary Lewis, widow, W., Robert Smith, tailor, N., a tenement of the College in the occupation of John Gould E.; 40 years; rent 3*s*.

Ledger a. 191 Dec. 6, 1799; the lease is renewed; Thomas Maxey is now E., the others as before; 40 years; rent 3*s*.

c. 226 Dec. 6, 1813; the lease is renewed; the neighbours are as in 1799; 40 years; rent 3*s*. for 26 years; then £5 12*s*.

e. 55 Dec. 6, 1827; the lease is renewed to Robert James; fine £54 12*s*.; 40 years; rent 3*s*. for 12 years; then £5 12*s*.

f. 214 Dec. 6, 1841; the lease is renewed; fine £51 12*s*.; 40 years; rent £5 12*s*.

g. 302 Feb. 2, 1860; a lease to George Wyatt, gent.; fine £59 6*s*. 6*d*.; 40 years from Dec. 6, 1855; rent £5 12*s*.

246.

Leases of 18 King Street, 23 King Street (The Coach and Horses), and tenements in Ram Alley.

The land which was granted to Moses Ford in 1670 under the title of three tenements at a rent of 4*s*. 4*d*., was in 1704 divided between Francis Clark (rent 4*s*.) and Thomas Sheppard (rent 2*s*.); the latter was the Coach and Horses in King Street. Clark's holding, which is described as two tenements, was leased to Robert Smith in 1774, and afterwards divided; part of it was leased to Mr. Grainge in 1789 at a rent of 3*s*., and is to be identified with 18 King Street; the remainder, after the lease of 1774 had come to an end, was granted to Mrs. Kimberley at a rent of 36*s*.; it was then two tenements in Ram Alley, and a garden at the back of the Coach and Horses.[1] In 1856 it was six tenements in Ram Alley leased to Moses Brooks at a rack-rent of £20.

Q. 221 Jan. 3, 21 Car. II, $16\frac{69}{70}$; a lease to Moses Ford, yeoman, of three tenements in the occupations of Richard Shirlock, widow Jeanes, and John Hankin, together with backsides and gardens; 40 years; rent 4*s*. 4*d*.

R. 370 Jan. 14, 29 Car. II, $167\frac{7}{8}$; a lease to Richard Hamlet, yeoman, the tenants being Mary Shirlock, John Daniel, John Chayner; 40 years; 4*s*. 4*d*.

S. 761 Dec. 6, 3 Will. and Mary, 1691; a lease to Mary Hamlet, widow; the tenants being Sarah Bedwell, widow, John Daniel, John Blackwell; 40 years; 4*s*. 4*d*.

[1] See Fine Book (printed in vol. iii).

Aug. 7, 3 Ann, 1704; a lease to Francis Clarke, gent.; it is now two tenements, one occupied by James Fifield, gent., the other by John Blackwell, Oliver Poole, and widow Hannam; 40 years; rent 4*s*. **Ledger U. 89**

Aug. 7, 3 Ann, 1704; a lease to Thomas Sheppard, victualler, of a tenement now in his occupation, part of the premises once demised to Mary Hamlet; 40 years; 2*s*. **U. 90**

Aug. 6, 5 Geo. I, 1718; lease to Francis Clarke; 40 years; 4*s*. **X. 59**

Aug. 6, 5 Geo. I, 1718; Sheppard's lease is renewed; 40 years; 2*s*. **X. 126**

Aug. 6, 6 Geo. II, 1732; a lease to Susannah Clarke, widow, of two tenements, one late occupied by James Fifield, slatter, deceased, the other as before; 40 years; 4*s*. **Y. 340**

Aug. 6, 20 Geo. II, 1746; a lease to Elizabeth Shepperd, widow; 40 years; 2*s*. **AA. 181**

Aug. 6, 20 Geo. II, 1746; a lease to Mary Smith, widow, of two tenements, one late occupied by James Fifield; 40 years; 4*s*. **AA. 326**

Aug. 6, 34 Geo. II, 1760; a lease to Robert Smith, of two tenements; 40 years; 4*s*. **CC. 119**

Aug. 6, 34 Geo. II, 1760; a lease to John Clarke, yeoman, of a tenement once in the tenure of Elizabeth Sheppard; 40 years; 2*s*. **CC. 216**

Aug. 6, 14 Geo. III, 1774; a lease to Robert Smith, tailor, of the two tenements; 40 years; 4*s*. **FF. 49**

Aug. 6, 15 Geo. III, 1775; a lease to Benjamin Davis, victualler, of a tenement late in the tenure of Elizabeth Clarke; 40 years; 2*s*. **FF. 99**

Leases of the Coach and Horses:—

Aug. 6, 1789; the lease of Benjamin Davis is renewed; 40 years; rent 2*s*. **HH. 131**

Aug. 6, 1803; a lease to Thomas Hemings, victualler, of a tenement late of Benjamin Davis; 40 years; rent 2*s*. **b. 43**

Aug. 6, 1817; the lease is renewed; fine £26; 40 years; rent 2*s*. for 26 years, then £4 8*s*. **d. 77**

Aug. 6, 1831; a lease to John Evans, executor of Thomas Hemings; fine £26 8*s*.; 40 years; rent 2*s*. for 12 years, then £4 8*s*. **e. 176**

Jan. 31, 1853; a lease to James Morrell, jun., of a messuage and garden once in the tenure of Benjamin Davis; fine £45 18*s*.; 40 years from Aug. 6, 1845; rent £4 8*s*.[1] **g. 118**

[1] The Fine Book shows that the lease was renewed to James Morrell on Aug. 6, 1859, for forty years, but it has not been entered in the Lease Book.

Leases of 18 King Street:—

Ledger HH. 331 Dec. 6, 1789; a lease to George Grainge, barber, of a tenement which was leased to John Barnet,[1] furrier, in 1783, adjoining a tenement of the College now or late in the tenure of Joseph Hedges S., a tenement of the College now or late in the tenure of S. Townsend W., a stable of the College now or late in the tenure of widow Broughton N., and King's Street E.; 40 years; rent 3*s*.

b. 45 Aug. 6, 1803; a lease to William Gardner, manciple of Edmund Hall, of a tenement now in the occupation of Thomas Galloway and formerly leased to George Grainge; 40 years; rent 3*s*.

d. 78 Aug. 6, 1817; a lease to John Gardener and Charles Stevens, executor of William Gardener; fine £16 16*s*.; 40 years; rent 3*s*. for 26 years; then £2 16*s*.

e. 233 Aug. 6, 1831; a lease to John Gardener, butler at St. Edmund Hall; fine £25 16*s*.; 40 years; 3*s*. for the first 12 years; then £2 16*s*.

f. 345 Aug. 6, 1845; the lease is renewed; fine £25 16*s*. 6*d*.; 40 years; rent £2 16*s*.

g. 315 Aug. 6, 1859; a lease to Charles Allen, wire-worker; fine £28 16*s*.; 40 years; rent £2 16*s*.

Leases of a tenement in Ram Alley:—

c. 243 Aug. 6, 1813; a lease to Mary Kimberley of two tenements in Ram Alley;[2] for 20 years; rent 36*s*.

d. 156 Aug. 6, 1820; a lease to Caroline Wise, spinster, of two tenements in Ram Alley; fine £10 16*s*.; 20 years; rent 36*s*.

e. 70 Aug. 6, 1827; a lease to Mr. Francis Wise, confectioner; fine £10 16*s*.; 20 years; rent 36*s*.

f. 27 Aug. 6, 1835; a lease to Francis Wise of six tenements in Ram Alley; fine £38 17*s*.; 20 years; rent 36*s*.

g. 230 Dec. 13, 1856; a lease to Moses Brooks of six tenements in Ram Alley; 20 years from Mar. 25, 1856; rent £20.

h. 102 Dec. 18, 1868; the holding of Moses Brooks was sold to the University, together with the holdings of John Bavin and William Cooke for £5,330.

[1] We have no trace of a lease in 1783; the Fine Book describes this tenement as 'A dwelling-house in Coach and Horse lane, being a moiety of Smith's holding'.

[2] In the margin there is a reference to Ledger FF. 49, see above.

247.

Leases of Tanner's Yard (19 and 20 King Street).

The fourth lease is the tenement subsequently known as Tanner's Yard. In 1871 the yard contained nine cottages, and there were two dwelling-houses as well.

Jan. 3, 21 Car. II, 16$\frac{69}{70}$; a lease to William Aylworth, chandler, of a messuage and stable between a tenement of the College in the tenure of Anne Day N., a tenement of the College in the tenure of Moses Ford S., the street leading from East Gate towards Merton College E., together with a backside and garden and the use of a pump, in as ample manner as Robert Stonehill or John Plewis enjoyed the same; 40 years; rent 3*s.* 2*d.* **Ledger Q. 216**

Aug. 6, 3 Will. and Mary, 1691; a lease to Thomas Dey, coachman, between Robert Falkner N. and Mary Hamlet S.; 40 years; rent 3*s.* 2*d.* **S. 744**

July 6, 6 Ann, 1707; a lease to Elizabeth Dye, widow; Richard Faulkner N., Francis Clarke S.; 40 years; 3*s.* 2*d.* **U. 285**

Aug. 6, 9 Geo. I, 1722; a lease to George Marriner, yeoman; same bounds; 40 years; 3*s.* 2*d.* **X. 278**

Aug. 6, 10 Geo. II, 1736; his lease is renewed; 40 years; rent 3*s.* 2*d.* **Z. 15**

Aug. 6, 24 Geo. II, 1750; his lease is renewed; 40 years; rent 3*s.* 2*d.* **BB. 9**

Aug. 6, 4 Geo. III, 1764; a lease to John Broughton, barber; John Blackford N., John Greyer S.; 40 years; 3*s.* 2*d.* **DD. 29**

Aug. 6, 18 Geo. III, 1778; a lease to Ann Broughton, widow, and Eliz. Broughton, spinster; Rob. Simmonds N., Rob. Smith S.; 40 years; 3*s.* 2*d.* **FF. 359**

April 6, 48 Geo. III, 1807; a lease to Thomas Tanner, carpenter, of a messuage late held by widow Broughton, and once by George Marriner, bounded by Thomas Hemings tenant of the College N., William Gardner tenant of the College S., the street E.; 40 years; rent £3 10*s.* **b. 236**

April 6, 1829; a lease to Carolina Coles, widow, of a tenement late held by Thomas Tanner; fine £222; 40 years; £3 10*s.* **e. 123**

May 11, 1871; Magdalen College for the sum of £2,656 sells to the University three dwelling-houses in King St. in the occupations of Franklin, Strange, and Tanner, and nine cottages in King St. in **h. 182**

a court called Tanner's Yard. The Schedule describes the property as (1) Tanner's Yard, now in hand, (2) A house and yard adjoining on the north side held by Franklin as tenant from year to year.

248.

Leases of 21 King Street and a tenement in Ram Alley.

In 1670 Anne Day was next to the north of Aylworth's lease. In 1793 the rent was reduced by 1*s.*, and at the same time the rent of William Cook (see no. 250) was raised by one shilling, no doubt part of the land in Ram Alley having been added to Cook's holding. In 1813 the holding of Mr. Blackwell was divided; no. 21 King Street was leased to Thomas Hemings, and after 1856 was let at rack-rent; the remainder was three rooms in Ram Alley. It was at first leased to Mr. Blackwell, but in 1841 was added to Cooke's lease (see no. 250).

Ledger Q. 219 Jan. 3, 21 Car. II, 16$\frac{69}{70}$; a lease to Anne Day, daughter of the late Richard Day, barber, of a messuage in the occupation of Anne Pulcher, widow, between a tenement of the College in the tenure of William Squire N., and a tenement of the College in the tenure of William Aylworth S., the street leading from East Gate to Merton College being E., together with the backside and garden and the use of the pump and the house of office; together with another tenement in the said parish containing these rooms, 'one low room and another little room adjoining thereto, now used for a buttery, and one chamber, and one cockloft, now in the occupation of Daniel Greene, currier, and one other low room, one chamber, and a cockloft now in the occupation of Jane Smith, widow, together with a garden now in the occupation of Daniel Greene and Jane Smith, and also the use of the pump and backside adjoining to the tenement last mentioned with free liberty of ingress and egress through the entry leading out of the High Street into the said backsides and gardens'; 40 years; rent 4*s.* 6*d.*

S. 329 Dec. 6, 2 Jac. II, 1685; a lease to Richard Faulkner, barber; William Squire N., Will. Aylworth S.; 40 years; rent 4*s.* 6*d.*

T. 594 Dec. 6, 12 Will. III, 1700; his lease is renewed; John Vincent, cordwainer, is N., Thos. Dey, yeoman, S.; 40 years; rent 4*s.* 6*d.*

W. 428 Dec. 6, 1 Geo. I, 1714; his lease is renewed; Edward Vincent, cordwainer, is N., Thos. Dey, yeoman, S.; 40 years; rent 4*s.* 6*d.* [The Fine Book shows this lease was renewed to Mr. Faulkner in 1731, and to Mrs. Courten in 1745 and 1759. The leases are not preserved.]

Dec. 6, 34 Geo. III, 1793; a lease to Richard Walker, yeoman, of a tenement in the occupation of Alice Bardgett, widow; William Dry N., widow Broughton S., the King's Street otherwise called Coach and Horses lane E., also a tenement in an alley called Ram Alley; 40 years; rent 3*s.* 6*d.* Ledger HH. 576

Dec. 6, 43 Geo. III, 1803; a lease to Thomas Blackwell, tailor, of a tenement in the occupation of Elizabeth Long, widow, formerly leased to Richard Walker; same bounds as in 1793; 40 years; 3*s.* 6*d.* b. 106

Dec. 6, 1813; a lease to Thomas Hemings, victualler, of part of this holding, bounded by King's St. E., Thomas Hollis in a tenement of the College N., Thomas Tanner in a tenement of the College S.; 20 years; 2*s.* the first 10 years, then £3 8*s.* c. 250

Dec. 6, 1813; a lease to Thomas Blackwell of the rest of the holding, being three rooms in Ram Alley, Will. Cooke late Ric. Walker N., late James Shipton S.; 20 years; 2*s.* the first 10 years; then £1 8*s.* c. 250

Dec. 6, 1820; a lease to Eliz. Blackwell; fine £8 8*s.*; 20 years; 2*s.* the first 3 years; then 28*s.* d. 169

Dec. 6, 1820; a lease to John Hemmings, victualler, executor of Thomas Hemmings; fine £20 8*s.*; 20 years; 2*s.* the first 3 years; then £3 8*s.* d. 171

Dec. 6, 1827; the lease of Elizabeth Blackwell is renewed; fine £11 8*s.*; 20 years; 28*s.* [The Fine Book shows that this lease was renewed in 1834, and joined to Cooke's lease (see no. 250) in 1841. The Fine Book also shows that Hemmings' lease (i.e. no. 21 King Street) was renewed in 1827 and 1834; that in 1856 the house was let at rack-rent and that in 1870 it was occupied by Franklin. It was sold to the University in 1871 together with Tanner's Yard for £2,656.] e. 55

249.

Leases of no. 22 King Street.

Jan. 3, 21 Car. II, 16$\frac{69}{70}$; a lease to William Squire, glover, of a messuage and backside between a tenement of the College in the tenure of Moses Ford N., and a tenement of the College in the tenure of Anne Day S., and the high street leading from East Gate to Merton College E., together with the use of the pump and of the house of office to the said tenement with others belonging; 40 years; rent 1*s.* 8*d.* Ledger Q. 224

Dec. 5, 1 Jac. II, 1685; his lease is renewed; 40 years; 1*s.* 8*d.* S. 234

Ledger T. 498 Dec. 6, 11 Will. III, 1699; a lease to John Vincent, cordwainer; same bounds; 40 years; 1*s.* 8*d.*

W. 457 Dec. 7, 12 Ann, 1713; a lease to Edward Vincent, cordwainer; Thos. Sheppard, victualler, N., Edward Holloway, tailor, S.; 40 years; 1*s.* 8*d.*

X. 572 Dec. 7, 1 Geo. II, 1727; a lease to William Thomas, yeoman; same bounds; 40 years; 1*s.* 8*d.*

Z. 495 Dec. 7, 15 Geo. II, 1741; a lease to John Blackford, yeoman; Eliz. Sheppard N., Edward Holloway S.; 40 years; 1*s.* 8*d.*

BB. 366 Dec. 7, 29 Geo. II, 1755; his lease is renewed; Thomas Moore N., Peter Smith S.; 40 years; 1*s.* 8*d.*

EE. 86 Dec. 7, 10 Geo. III, 1769; a lease to Henry Arnott, executor of John Blackford; Benjamin Davis N., Ric. West S.; 40 years; 1*s.* 8*d.*

HH. 25 Dec. 6, 1788; a lease to William Dry, tailor; same bounds as in 1769; 40 years; 1*s.* 8*d.*

b. 9 Dec. 6, 43 Geo. III, 1802; his lease is renewed; Benjamin Davis N., Jane Bardgett S.; 40 years; 1*s.* 8*d.*

d. 45 Dec. 6, 1816; a lease to Thomas Hollis, waiter; fine £26 8*s.*; 40 years; 1*s.* 8*d.* for 26 years, then £4 8*s.*

e. 135 Dec. 6, 1830; a lease to Sarah Gray, widow; fine £45 18*s.*; 40 years; 1*s.* 8*d.* the first 12 years, then £4 8*s.*

f. 339 Dec. 6, 1844; her lease is renewed; fine £41 6*s.*; 40 years; £4 8*s.*

g. 318 Dec. 6, 1859; a lease to Thomas Hill, servant of Ch. Ch.; fine £35 8*s.*; formerly between Benjamin Davis and Jane Bardgett; 40 years; £4 8*s.*

h. 183 May 11, 1871; Magdalen College sells to the University for the sum of £4,463 the following tenements:—

(1) A dwelling-house in High St., leased to James Wickens for 40 years on Dec. 6, 1854 [i.e. 78 High St.].

(2) The Coach and Horses public house in King St., leased to James Morrell for 40 years from Jan. 31, 1859 [i.e. 23 King St.].

(3) A house, school-house, and premises in King St., leased to James Hill for 40 years from Dec. 6, 1859 [i.e. 22 King St.].

(4) A dwelling-house, shop, and premises in King St., leased to Charles Allen for 40 years from Aug. 6, 1859 [i.e. 18 King St.].

(5) The Nag's Head public house, leased to E. Micklem for 40 years from Aug. 6, 1867 [i.e. 17 King St.].

(6) A dwelling-house in Merton St., leased to William King for 40 years from Aug. 6, 1854 [i.e. 18 Merton St.].

(7) A dwelling-house in Merton St., leased to Porter (Simmon's assignee) for 40 years from Dec. 6, 1855 [i.e. 17 Merton St.].

(8) A dwelling-house in Merton St. with yard and garden, leased to George Wyatt for 40 years from Dec. 6, 1855 [i.e. 16 Merton St.].

(9) A dwelling-house, yard, and garden in Merton St., leased to George Brooks[1] for 40 years from Dec. 6, 1855 [i.e. 14 Merton St.].

(10) A dwelling-house, yard, and garden in Merton St., leased to William Dry for 40 years from Dec. 6, 1855 [i.e. 13 Merton St.].

(11) A dwelling-house, yard, and garden in Merton St., leased to Charles S. Skinner for 40 years from Dec. 6, 1855 [i.e. 15 Merton St.].

There was also a further payment by the University of £8,091 16*s.*, in return for which Magdalen paid to the University £356 2*s.* 4*d.* a year at first; but the sum was reduced as the leases fell in, and ultimately ceased in 1907.

250.

The seventh lease was of the tenement in High Street with a dancing school. The frontage contained two shops when the survey of 1772 was made, and in all probability it was always so. In 1793 some ground was added behind, and the rent was raised.

Jan. 3, 21 Car. II, 16$\frac{69}{70}$; a lease to Stephen Prince, cordwainer, of a tenement now in the tenures of Giles Gardiner, tailor, and John Danford, labourer, containing 'one shopp abutting upon high street towards the north, and upon another shopp now in the occupation of Mathew Berry, fuller, on the west, and upon a tenement in the occupation of Richard Meeres, cordwayner, towards the east, one room behind the said shopp, two cocklofts, one chamber called the Dancing Schole, and a low room now in the occupation of the said John Danford, together with a garden ground containing in length 33 foot, and in breadth 26 foot, with an house of office therein standing, and also the use of the pumpe in the backside and unto the said tenement adjoining'; 40 years; rent 2*s.* **Ledger Q. 220**

Dec. 20, 29 Car. II, 1677; a lease to William Appleby, tallow chandler, Ann his wife and Martha their daughter, reading 'Stephen Bolton' for 'John Danford'; 40 years; 2*s.* **R. 357**

Dec. 6, 9 Will. III, 1697; a lease to Martha Appleby, spinster, of a tenement occupied by Will. Cowdry, blacksmith, and Thos. Gibbs, glover, Thos. Costard, barber, being W., John Cobb, cordwainer, E.; the rest as before; 40 years; 2*s.* **T. 468**

[1] Brooks must have obtained the lease from Thomas Walker (see p. 235).

Ledger W. 252 Dec. 6, 10 Ann, 1711; a lease to William Applebee, grocer, and Francis Seeley, barber; the occupants are William Lambeth, cheesemonger, and Mary Gibbs, widow; William Tubb is W., John Cobb E.; 40 years; 2*s*.

Z. 288 Dec. 6, 13 Geo. II, 1739; a lease to William Applebee, grocer; the occupants are Will. Norris, tailor, and Francis Parrot, gardiner; widow Snow W.; John Beaseley, tailor, E.; 40 years; 2*s*.

[Leases to Mr. Seeley in 1753 and to William Cook in 1771 are missing (see the Fine Book).]

GG. 387 Dec. 6, 26 Geo. III, 1785; a lease to William Cook, butler of the College; John Slater W.; Michael Day E., described as in 1670; 40 years; 2*s*.

HH. 577 Dec. 6, 34 Geo. III, 1793; a lease to William Cook, butler of the College, on the surrender of the previous lease, of a messuage between John Slatter, glazier, W., William Parker E., Richard Walker S., together with a garden ground containing 270 yards more or less; 33 years; 3*s*.

b. 147 Dec. 6, 45, Geo. III, 1804; his lease is renewed; same bounds; 33 years; 3*s*.

d. 12 Dec. 6, 1815; lease to William Cooke, upholsterer; John Slatter W., Mrs. Parker E., widow Blackwell S., with a piece of garden ground containing 270 yards, and also a piece of garden measuring 47 ft. E. to W. and 27 ft. N. to S.; 33 years; 3*s*. the first 22 years; then £8; fine paid £48.

e. 32 Dec. 6, 1826; his lease is renewed; fine £55 10*s*.; 33 years; 3*s*. the first 11 years; then £8.

f. 199 June 21, 1841; a lease to Elizabeth Cooke, widow and William Cooke, upholsterer, of a messuage bounded by Fred. Young, chemist, E., Robert Bessant and Ram Alley W., John Bavin S., and High St. N., measuring on the west side 80 feet, on the east side 83 ft. 10 in., the N. end 23 ft. 3 in., the S. end 16 ft. 3 in.; also a piece of ground at the N. end of Ram Alley, measuring 56 ft. 9 in. from N. to S.; fine £137 8*s*.; for 33 years from Dec. 6, 1837; rent £9 8*s*.

g. 46 Dec. 6, 1848; a lease to William Cooke, upholsterer, and Richard Cartwright, upholsterer; fine £112; 33 years; rent £9 8*s*.

g. 369 Dec. 6, 1860; the lease is renewed; fine £138; 33 years; £9 8*s*.

h. 102 Dec. 18, 1868; this was sold to the University together with the tenements of John Bavin (no. 251) and Moses Brooks (no. 246) for £5,330.

251.

The eighth lease was a tenement and a shop in Ram Alley, at a rent of 2*s*. In 1785 part of the holding was granted at a rent of 1*s*. to 13–15 Merton St., then held by Mr. Townsend; the remainder, consisting of two tenements, was leased in 1788 to James Shipton; when the lease expired it was let to John Bavin in 1829, being then 'four newly erected tenements' in Ram Alley.

Jan. 3, 21 Car. II, 16$\frac{69}{70}$; a lease to John Day, cutler, and Anne his daughter, of a tenement now in the occupation of the said John Day, with a garden and a passage leading to the garden; and also one shop towards the street, now in the occupation of Mathew Berry, fuller, and also the use of the backside adjoining and of the pumpe therein; 40 years; rent 2*s*. **Ledger Q. 223**

Dec. 6, 35 Car. II, 1683; a lease to William Applebee, chandler, and Edward his son; the one tenement is in the tenure of John Brown, yeoman, the other of Mathew Berry, fuller; 40 years; rent 2*s*. **S. 15**

Dec. 6, 12 Will. III, 1700; a lease to Edward Applebee, joiner; the occupants are Eliz. Plewis, widow, and Mathew Berry, fuller; 40 years; 2*s*. **T. 580**

Dec. 6, 1 Geo. I, 1714; his lease is renewed; the occupants are Martha Walter and William Brazier, glover; 40 years; 2*s*. **W. 435**

Dec. 6, 2 Geo. II, 1728; a lease to Jane Giles, 'spinstress'; the same occupants; 40 years; 2*s*. **Y. 23**

Dec. 6, 16 Geo. II, 1742; a lease to William Collinson, slatter; the occupants are Ann Quaterman and William Collinson; 40 years; 2*s*. **Z. 617**

Dec. 6, 31 Geo. II, 1757; a lease to Jane Collinson, widow; 40 years; 2*s*. **BB. 426**

Dec. 6, 29 Geo. III, 1788; a lease to James Shipton, carpenter, of two tenements occupied by Holloway, labourer, and Stratton, labourer; 40 years; 1*s*. **HH. 93**

A note on a loose piece of paper says that part of this tenement was leased to Shipton in 1788; part to Townsend in 1785; part to Bavin in 1829.

Dec. 6, 1829; a lease to John Bavin, porter of the Angel Inn, of four newly erected tenements; 40 years; rent £5. **e. 167**

Dec. 18, 1868; this was sold to the University together with two other tenements (see no. 250). **h. 102**

18. Deeds about Magdalen Hall. 252–65.

The first Magdalen Hall was founded by William Waynflete in 1448, and existed for about nine years. The following deeds show that the plan of the Bishop was not only to acquire the block of land between Logic Lane and the Town Walls, but also all the land on the west of Logic Lane as far as Great University Hall. It does not appear that the plan was carried out completely, but the President of Magdalen Hall, as the following deeds show, had a permanent lease of all the tenements from Logic Lane to the Tabard (or Angel), and of one tenement on the other side of the lane, besides the tenements which belonged to the Hospital. The buildings occupied by the members of the Hall were Boster Hall, Hare Hall, and the Sarson Head, next to Boster Hall.

252.

[The Hospital grants to John Godmanstone at a perpetual rent twelve properties between High Street and Merton Street.]

S. Peter in E. 67 June 19, 1448

Sciant presentes & futuri quod nos Ricardus Vyse, magister domus siue hospitalis sancti Iohannis Baptiste extra portam orientalem uille Oxonie, & eiusdem loci confratres unanimi assensu & consensu tocius capituli nostri dedimus, concessimus, dimisimus, feoffauimus & hac presenti carta nostra indentata confirmauimus Iohanni Godmanstone de comitatu Essexie armigero illa terras & tenementa, redditus & seruicia cum gardinis & suis pertinenciis que habemus in parochia sancti Petri in oriente uille Oxonie & in parochia sancti Iohannis eiusdem uille que sequuntur;—uidelicet quoddam tenementum uocatum Bostarhalle cum uno gardino in parte australi eiusdem tenementi annexo, situatum in predicta parochia sancti Petri in oriente inter altam uiam regiam ex parte boriali & gardinum pertinens tenemento uocato Harehalle ex parte australi & tenementum siue hospicium ab antiquo uocatum le Saresynshede pertinens ecclesie parochiali sancti Petri in oriente ex parte orientali & tenementa pertinencia priorisse & conuentui de Lytlemore in comitatu Oxonie ex parte occidentali; Ac eciam quoddam tenementum uocatum Harehalle cum gardino in parte boriali eiusdem tenementi annexo, situatum in predicta parochia sancti Petri inter gardinum pertinens tenemento uocato Bostarhalle antedicto in parte boriali & uenellam uocatam Harehallelane siue Nyghtyngalehallelane ex parte australi, & gardinum pertinens hospicio uocato le Tabard in dicta parochia sancti Petri quod Thomas Auerey

tenet & occupat ex parte orientali & uenellam uocatam Iawdewynslane siue Horsmanlane ex parte occidentali; Ac eciam unum tenementum uocatum Pencrychehalle situatum in dicta parochia beati Petri cum gardino in parte orientali adiacente inter stratam siue uenellam ducentem a porta orientali iuxta murum uille Oxonie usque ad stratam siue uenellam uocatam Ionyslane ex parte orientali & tenementum uocatum Nyghtyngalehalle & gardinum eiusdem ex parte occidentali, & uenellam uocatam Harehallelane siue Nyghtyngalehallelane ex parte boriali & dictam uenellam siue stratam uocatam Ionyslane iuxta ortum collegii Mertonis ducentem per[1] idem collegium Mertonis usque ad altam stratam uocatam Shydyerd ex parte australi; Ac eciam aliud tenementum uocatum Nyghtyngalehalle cum gardino adiacente in parte boriali eiusdem tenementi, situatum & iacens in dicta parochia sancti Iohannis inter gardinum quod Petrus Gyles, barbour, iam tenet & occupat ex concessione dictorum magistri & confratrum & quandam uacuam particulam terre ex parte occidentali & dictum tenementum uocatum Pencrychehalle ex parte orientali, & dictam stratam siue uenellam uocatam Ionyslane ex parte australi & predictam uenellam uocatam Harehallelane siue Nyghtyngalehallelane ex parte boriali; Ac eciam tenementum siue hospicium uocatum le Tabard in dicta parochia sancti Petri cum gardino eidem hospicio pertinente in parte australi eiusdem tenementi, situatum inter uenellam uocatam Harehallelane siue Nyghtyngalehallelane ex parte australi & altam uiam regiam ex parte boriali, et tenementa pertinencia magistro & sociis collegii uocati le Uniuersite Collegge ex parte occidentali & quoddam tenementum pertinens maiori & burgensibus dicte uille Oxonie ab antiquo pertinens preposito & sociis collegii regii uocati le Oryelle Oxonie ex parte orientali; Ac eciam quoddam gardinum quod Petrus Gyles de Oxonia, barbour, prerecitatus iam occupat & tenet de predictis magistro & confratribus hospitalis sancti Iohannis iacens in dicta parochia sancti Iohannis inter uenellam uocatam Iawdewynslane ex parte occidentali & dictum tenementum uocatum Nyghtyngalehalle & gardinum eiusdem ex parte orientali & dictam uenellam uocatam Harehallelane siue Nyghtyngalehallelane ex parte boriali & quandam uacuam particulam terre ex parte australi; Ac eciam quoddam tenementum cum gardino eidem tenemento pertinente & suis pertinenciis quod Robertus Wylmond, carpent[ar], occupat & inhabitat, & quod uero tenementum cum gardino & suis pertinenciis Iohannes Edward,

[1] In mediaeval Latin it means 'past' not 'through' when used with *ducere*.

bedellus Uniuersitatis Oxonie, tenet ex concessione predictorum magistri & confratrum hospitalis sancti Iohannis & quod quidem tenementum cum gardino & suis pertinenciis situatum fuit in antedicta parochia sancti Petri inter ten[ementa] abbatis & conuentus de Eynesham ex parte orientali & tenementum pertinens maiori & burgensibus uille Oxonie dudum prepositi & sociorum collegii regii de Oryelle ex parte occidentali & altam uiam regiam ex parte boriali & dictam uenellam uocatam Harehallelane siue Nyghtyngalehallelane ex parte australi; Ac eciam duo parua tenementa cum duobus gardinis eisdem tenementis pertinentibus & suis pertinenciis insimul situata & iacentia in predicta parochia beati Petri inter tenementum Willelmi Bedwyne nuper de Oxonia, lymnour, ex parte orientali & tenementa pertinentia abbati & conuentui de Eynesham ex parte occidentali, & altam uiam regiam ex parte boriali & gardinum pertinens priori & conuentui prioratus sancte Frideswide Oxonie ex parte australi; Ac eciam quoddam gardinum iacens in dicta parochia sancti Petri quod antedictus Willelmus Bedewyne nuper tenuit & occupauit iacens inter uenellam ducentem a dicta porta orientali dicte uille Oxonie per[1] murum eiusdem uille usque ad stratam siue uenellam uocatam Ionyslane ex parte orientali & gardinum pertinens predicto tenemento quod Iohannes Edward, bedellus, prerecitatus tenet ex concessione dictorum magistri & confratrum dicti hospitalis sancti Iohannis ex parte occidentali & tenementa pertinencia priori & conuentui prioratus sancte Frideswide ex parte boriali & gardinum pertinens dictis magistro & confratribus hospitalis sancti Iohannis ex parte australi; Ac eciam quoddam aliud gardinum cum pertinenciis iacens in predicta parochia sancti Petri inter predictam uenellam ducentem a porta orientali uille Oxonie usque ad stratam siue uenellam uocatam Ionyslane ex parte orientali & predictum gardinum pertinens tenemento quod Iohannes Edward bedellus tenet ex parte occidentali & quoddam aliud gardinum predictorum magistri & confratrum domus sancti Iohannis quod predictus Willelmus Bedwyne nuper tenuit ex parte boriali & antedictam uenellam uocatam Harehallelane siue Nyghtyngalehallelane ex parte australi; Ac eciam quoddam aliud mesuagium cum pertinenciis situatum in predicta parochia sancti Petri inter hospicium uocatum le Tabard cum suis pertinenciis ex partibus australi & occidentali & tenementum maioris & burgensium uille Oxonie dudum tenementum prepositi & sociorum collegii regii de Oryelle ex parte orientali &

[1] *past*, see above.

altam uiam regiam ex parte boriali; Ac eciam quandam uacuam parcellam terre iacentem in predicta parochia sancti Iohannis inter tenementum uocatum Nyghtyngalehalle ex parte orientali & uenellam uocatam Iawdewyneslane siue Horsmanlane ex parte occidentali & gardinum quod Petrus Gyles de Oxonia barbour tenet ad firmam ex concessione predictorum magistri & confratrum hospitalis sancti Iohannis Baptiste ex parte boriali & antedictam stratam siue uenellam uocatam Ionyslane ducentem per dictum collegium Mertonis usque ad stratam uocatam Shydyerd ex parte australi: Et quia propter fragilitatem humane conuersacionis & temporis longioris processum nomina locorum, terrarum & tenementorum multociens uariantur, mete eciam & bunde eorundem secundum uoluntatem hominum sepe mutantur, fortassisque dicta terre & tenementa nostra cum gardinis & ceteris suis pertinenciis in retroactis temporibus aliter quam ut predictum est nuncupata, metata, situata & bundata fuerunt, nosque cupientes in hac parte facere sufficientem & securum statum, hinc igitur nos prefati magister & confratres dicti hospitalis sancti Iohannis damus, concedimus & hac presenti carta nostra indentata confirmamus prefato Iohanni Godmanstone omnia terras & tenementa nostra cum gardinis, redditibus & seruiciis & ceteris suis pertinenciis quomodocumque & qualitercumque nuncupata, metata, situata uel bundata sunt aut fuerunt inter predictam uenellam ducentem a dicta porta orientali Oxonie per murum eiusdem uille usque ad altam stratam siue uenellam uocatam Ionyslane ex parte orientali & uenellam uocatam Iawdewyneslane siue Horsmanlane ex parte occidentali & altam uiam regiam ducentem a porta orientali dicte uille uersus quadriuium ex parte boriali & uenellam siue altam uiam regiam uocatam Ionyslane ducentem per collegium Mertonis usque ad stratam uocatam Shydyerd ex parte australi, excepta quadam uenella uocata Harehallelane siue Nyghtyngalehallelane continente in longitudine trescentos & quadraginta pedes assise, cuius finis orientalis continet in latitudine octo pedes & tres pollices assise, finis uero occidentalis continet in latitudine decem & nouem pedes & unum pollicem & dimidium unius pollicis assise, in medio autem secundum latitudinem continet duodecim pedes assise; que quidem uenella iacet secundum longitudinem inter terras predictorum magistri & confratrum hospitalis sancti Iohannis tam ex parte australi quam ex parte boriali; finis uero orientalis eiusdem uenelle abuttat super predictam stratam siue uenellam ducentem a porta orientali iuxta murum uille Oxonie usque ad stratam siue uenellam uocatam Ionyslane iuxta ortum collegii Mertonis, que uero strata siue

uenella uocata Ionyslane ducit per collegium Mertonis usque ad altam stratam uocatam Shydyerd; et finis occidentalis eiusdem uenelle uocate Harehallelane siue Nyghtyngalehallelane abuttat super quandam uenellam uocatam Iawdewynslane siue Horsmanlane; habenda & tenenda omnia & singula predicta terras & tenementa, redditus & seruicia cum gardinis & suis pertinenciis quibuscumque, dicta uenella uocata Harehallelane siue Nyghtyngalehallelane ut prefertur excepta, prefato Iohanni Godmanstone, heredibus & assignatis suis imperpetuum de capitalibus dominis feodorum illorum per seruicia inde debita & de iure consueta, reddendo inde nobis prefatis magistro & confratribus predicti hospitalis sancti Iohannis, successoribus & assignatis nostris annuatim & imperpetuum in dicta ecclesia parochiali sancti Petri unum annualem & quietum redditum sex librarum, sex solidorum, & octo denariorum sterlingorum ad duos anni terminos uidelicet in die Natalis domini & in die Natiuitatis sancti Iohannis Baptiste equis porcionibus, primo termino solucionis inde incipiente ad diem Natalis domini proximo futuri post datam presencium. Et si dictus annualis redditus sex librarum, sex solidorum & octo denariorum sterlingorum uel aliqua inde parcella aretro fuerit in parte uel in toto per tres septimanas ultra aliquem terminum quo solui debeat loco superius memorato, tunc bene liceat nobis prefatis magistro & confratribus, successoribus & assignatis nostris siue nostro certo attornato tam in omnibus predictis terris & tenementis, redditibus & seruiciis cum pertinenciis quam in manerio predicti Iohannis Godmanstone uocato Eskermisur in uilla de Clacton in comitatu Essexie ac in tenemento uocato Moorhalle alias Stac' in uilla de Bromley Parua & Mystley in eodem comitatu intrare & distringere, districcionesque sic captas licite asportare, abducere & penes nos retinere quousque de predicto annuali redditu sex librarum, sex solidorum & octo denariorum sterlingorum & de qualibet eius parcella nobis plenarie fuerit satisfactum & persolutum. Et si dictus annualis redditus sex librarum, sex solidorum & octo denariorum sterlingorum uel aliqua parcella eiusdem aretro fuerit per quadraginta dies ultra aliquem terminum quo solui debeat loco superius allegato, tunc ego prefatus Iohannes Godmanstone obligo me, heredes & executores meos per presentes soluere sub nomine pene prefatis magistro & confratribus, successoribus uel assignatis suis aut eorum certo attornato uiginti solidos sterlingorum in predicta ecclesia beati Petri. [The Hospital may distrain for this penalty. If the rent is withheld for one year, the Hospital may resume possession.] In cuius rei testimonium uni

parti huius carte indentate penes prefatum Iohannem Godmanstone remanenti nos prefati magister & confratres sepedicti hospitalis sancti Iohannis sigillum nostrum commune fieri fecimus apponi, alteri uero parti eiusdem carte indentate penes nos prefatum magistrum & confratres & successores nostros residende [*sic*] predictus Iohannes Godmanstone sigillum suorum armorum apposuit, Ricardo Spragote tunc maiore uille Oxonie, Iohanne Bartone & Thoma Wymonde tunc balliuis eiusdem uille; hiis testibus, Thoma Wythyk, Iohanne North aldermannis, Thoma Halle, Thoma Tanfeld, Iohanne Pyers, Iohanne Mychelle, Iohanne Clerk, burgensibus dicte uille Oxonie & multis aliis. Datum in domo capitulari nostrum predictorum magistri & confratrum hospitalis sancti Iohannis decimo nono die mensis Iunii anno incarnationis dominice millesimo quadringentesimo quadragesimo octauo, regni uero regis Henrici sexti post conquestum Anglie anno uicesimo sexto.[1]

253.

[John Godmanstone appoints attorneys to receive seisin.]

S. Peter in E. 69 June 20, 1448

Nouerint uniuersi per presentes me Iohannem Godmanstone de comitatu Essexie armigerum fecisse, posuisse, ordinasse & loco meo constituisse dilectos michi in Cristo dominum Simonem Godmanstone & dominum Willelmum Elys, clericos, meos fideles attornatos coniunctim & diuisim ad recipiendum pro me & nomine meo de Ricardo Vyse magistro domus siue hospitalis sancti Iohannis Baptiste extra portam orientalem uille Oxon' & eiusdem loci confratribus sufficientem & securum statum in lege de & in omnibus illis terris & tenementis, redditibus & seruiciis cum gardinis & suis pertinenciis quibuscumque que iidem magister & confratres nuper habuerunt in parochia sancti Petri in oriente uille Oxonie & in parochia sancti Iohannis eiusdem uille [defined as before, bounded by the High Street, Jawdewynslane, Jonyslane and the street by the town walls] secundum uim, formam & effectum cuiusdam carte indentate per dictos magistrum & confratres inde michi confecte; aceciam ad recipiendum sufficientem statum in lege de & in quadam venella

[1] No. 18 A is the counterpart of this deed. No. 11 is a contemporary copy, endorsed 'Copia indenture facte per magistrum sancti Iohannis Baptiste Iohanni Godmanstone de omnibus tenementis nostris quadrato [*sic*] aule sancte Marie Magdale [*sic*] in uilla Oxonie, uenella excepta'. If we may trust this endorsement, which is in an early hand, it was intended to erect a quadrangle on the site of the New Schools.

vocata Harehallelane siue Nyghtyngalehallelane iacente secundum longitudinem inter terram predictorum magistri & confratrum [&c. defined as before[1]] secundum uim, formam & effectum cuiusdam alterius carte indentate per dictos magistrum & confratres michi eciam inde confecte, ratum & gratum, firmum & stabile habentem & habiturum quicquid coniunctim fecerint aut fieri fecerint aut eorum alter diuisim fecerit aut fieri fecerit in premissis. In cuius rei testimonium presentibus sigillum armorum meorum apposui. Dat' uicesimo die mensis Iunii anno incarnacionis dominice MCCCC quadragesimo octauo.

254.

[The King confirms the grant of Hospital.]

S. Peter in E. 62 July 25, 1448

Henricus dei gracia, rex Anglie & Francie & dominus Hibernie omnibus balliuis & fidelibus suis ad quod presentes littere peruenerint salutem. Sciatis quod cum dilecti nobis in Cristo Ricardus Vyse magister domus siue hospitalis sancti Iohannis Baptiste extra portam orientalem uille Oxonie & eiusdem loci confratres unanimi assensu & concensu tocius capituli sui decimo nono die Iunii ultimo preterito per quandam cartam suam indentatam dederint, concesserint, dimiserint, feoffauerint & carta illa confirmauerint Iohanni Godmanstone de comitatu Essexie armigero omnia terras & tenementa ipsorum magistri & confratrum cum gardinis, redditibus & seruiciis ac ceteris suis pertinenciis quomodocumque & qualitercumque nuncupata, metata, situata, uel bundata sunt uel fuerunt inter uenellam ducentem a porta orientali uille predicte per murum eiusdem uille usque ad altam stratam siue uenellam uocatam Ionyslane ex parte orientali & uenellam uocatam Iawdewynslane siue Horsmanlane ex parte occidentali & altam uiam regiam ducentem a porta orientali dicte uille uersus quadriuium ex parte boriali & uenellam siue altam stratam regiam uocatam Ionyslane ducentem per collegium Mertonis usque ad stratam uocatam Shydyerde ex parte australi, excepta quadam uenella uocata Harehallelane siue Nyghtyngalehallelane continente in longitudine trescentos & quadraginta pedes [&c. as above no. 252 . . .] uenellam uocatam Iadewynslane [*sic*] siue Horsmanlane; habenda & tenenda omnia & singula predicta terras & tenementa, redditus & seruicia cum gardinis & suis pertinenciis quibuscumque, dicta uenella uocata Harehallelane siue Nyghtyngalehallelane ut prefertur excepta, prefato Iohanni Godman-

[1] See no. 252.

stone, heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta; reddendo inde nobis prefatis magistro & confratribus predicti hospitalis sancti Iohannis successoribus & assignatis nostris annuatim & in perpetuum in dicta ecclesia parochiali sancti Petri unum annualem & quietum redditum sex librarum & sex solidorum & octo denariorum sterlingorum ad duos anni terminos uidelicet in die Natalis domini & in die Natiuitatis sancti Iohannis Baptiste equis porcionibus, prout in carta predicta inter clausulas certarum penarum & districtionum in aliis terris & tenementis predicti Iohannis Godmanstone in comitatu Essexie pro non solucione annui redditus predicti in eadem carta fact[as] plenius continetur; Cum eciam prefati magister & confratres uicesimo die Iunii ultimo preterito per quandam aliam cartam suam indentatam dimiserint, feoffauerint & eadem carta confirmauerint prefato Iohanni Godmanstone quandam uenellam uocatam Harehallelane siue Nightyngalehallelane continentem in longitudine trescentos & quadraginta [&c. as before . . .] Iawdewynslane siue Horsemanlane; quam quidem uenellam uocatam Harehallelane siue Nightyngalehallelane prefati magister & confratres nuper habuerunt ex dono, concessione, & confirmacione Iohannis Northe maioris uille Oxonie, Thome Dagfeld, Roberti Walford, Thome Wyghig [*sic*], Ricardi Spraget aldermannorum, Iohannis Bartone, Thome Wymond balliuorum, Iohannis Asshebury, Oliueri Urry camerariorum & tocius communitatis burgensium eiusdem uille, prout per quandam cartam indentatam per ipsos inde dictis magistro & confratribus confectam plenius apparet; habendam & tenendam predictam uenellam uocatam Harehallelane siue Nightyngalehallelane prefato Iohanni Godmanstone, heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta; reddendo inde annuatim prefatis magistro & confratribus & successoribus & assignatis suis imperpetuum duos solidos bone & legalis monete Anglie, soluendos ad quatuor anni terminos, uidelicet ad festa sancti Michaelis archangeli, Natalis Domini, Pasche & Natiuitatis sancti Iohannis Baptiste per equales porciones una cum clausula districcionis in aliis terris & tenementis prefati Iohannis Godmanstone in dicta uilla Oxonie pro non solucione dicti redditus duorum solidorum prout in dicta carta similiter plenius continetur; Nos considerantes qualiter omnia & singula predicta terras [*sic*], tenementa, gardina, redditus & seruicia ac uenella cum suis pertinenciis prefato Iohanni Godmanstone in forma predicta ad intencionem & effectum quod uenerabilis in Cristo pater Willelmus episcopus Wyntoniensis quandam

aulam perpetuam in honore dei & gloriose uirginis Marie matris Cristi & sancte Marie Magdalene in & super quoddam solum, parcellam terrarum & tenementorum predictorum, secundum formam quarundem litterarum nostrarum de licencia nostra ad hoc optenta & eidem episcopo confect[arum] erigere, fundare & stabilire possit, data & concessa existunt, de gracia nostra speciali perdonauimus, remisimus & relaxauimus & per presentes perdonamus, remittimus & relaxamus tam prefatis magistro & confratribus quam prefato Iohanni Godmanstone totum & quicquid ipsi in premissis & eorum quilibet contra formam aliquorum statutorum ante hec tempora editorum fecerunt & perpetrarunt, necnon omnes & omnimodas forisfacturas, redempciones, fines, transgressiones, contempt[um] & alia quecumque que ad nos, heredes seu successores nostros de premissis uel eorum aliquo pertinent siue spectant uel in futurum pertinere seu spectare poterunt quouismodo, occasione seu racione statuti de terris & tenementis ad manum mortuam non ponendis editi aut aliorum statutorum uel ordinacoinum ante hec tempora editorum factorum siue ordinatorum quorumcumque; et ulterius de gracia nostra uberiori statum & possessionem quos prefati magister & confratres iam optinent in redditibus predictis in forma predicta, sibi & successoribus suis per predictum Iohannem Godmanstone concess[os], approbamus, acceptamus, ratificamus & redditus illos eisdem magistro & confratribus & successoribus suis pro nobis, heredibus & successoribus nostris quantum in nobis est tenore presencium damus, concedimus & confirmamus; et similiter statum & possessionem quos prefatus Iohannes Godmanstone iam optinet in terris & tenementis & uenella predictis cum pertinenciis sibi, heredibus & assignatis suis per predictos magistrum & confratres in forma predicta concessos approbamus, acceptamus, ratificamus & terras, tenementa & uenellam illa eidem Iohanni, heredibus & assignatis suis pro nobis, heredibus & successoribus nostris quantum in nobis est tenore presencium damus, concedimus, & confirmamus, et hoc absque fine uel feodo quocumque nobis in hac parte reddendo seu soluendo, eo quod expressa mencio de uero ualore annuo premissorum uel eorum alicuius aut de aliis donis siue concessionibus per nos uel aliquem progenitorum nostrorum prefatis magistro & confratribus seu aliquibus predecessorum suorum & eorum successorum aut prefato Iohanni Godmanstone ante hec tempora factis in presentibus minime facta existit iuxta formam statutorum inde editorum, aut aliquibus aliis statutis siue ordinacionibus ante hec tempora editis, factis, siue ordinatis non obstantibus. In cuius rei testimonium has litteras nostras fieri fecimus patentes. Teste

me ipso apud Westmonasterium uicesimo quinto die Iulii anno regni nostri uicesimo sexto. Per ipsum regem & de data predicta auctoritate parliamenti Kirkeham.[1]

255.

[John Godmanstone grants Bostar Hall and Hare Hall to Bishop Wainfleet.]

S. Peter in E. 68 Aug. 1, 1448

Sciant presentes & futuri quod ego Iohannes Godmanstone de comitatu Essexie armiger dedi, concessi & hac presenti carta mea confirmaui reuerendo in Cristo patri & domino, Willelmo permissione diuina episcopo Wintoniensi, quoddam tenementum uocatum Bostarhalle cum uno gardino in parte australi eiusdem tenementi contiguo in parochia sancti Petri in oriente uille Oxonie & quoddam aliud tenementum uocatum Harehalle cum gardino in parte boriali eiusdem tenementi contiguo situatum in parochia supradicta; que quidem tenementa cum gardinis & ceteris suis pertinenciis nuper habui inter alia ex dono, concessione & confirmatione magistri & confratrum domus siue hospitalis sancti Iohannis extra portam orientalem dicte uille Oxonie, prout in quadam carta indentata ipsorum magistri & confratrum, data decimo nono die Iunii ultimo preteriti, superinde confecta plenius apparet; habenda & tenenda tenementa predicta cum gardinis & ceteris suis pertinenciis prefato episcopo, heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta, ad intencionem & effectum quod idem episcopus quandam aulam perpetuam erudicionis sacre theologie & philosophie de uno presidente & certis scolaribus graduatis easdem sciencias adiscentibus in & super solum siue fundum tenementorum & gardinorum predictorum erigere, fundare & pro perpetuo stabilire possit iuxta uim, formam & effectum quarundam litterarum domini regis nunc inde eidem episcopo factarum. In cuius rei testimonium huic presenti carte mee sigillum meum apposui; hiis testibus, Ricardo Spragot maiore dicte uille Oxonie, Iohanne Bartone & Thoma Wymond balliuis eiusdem uille, Thoma Withyk, Iohanne North aldermannis, Thoma Halle, Thoma Tanfeld, Iohanne Piers & aliis. Dat' primo die Augusti anno regni predicti domini regis Henrici sexti post conquestum uicesimo sexto.

[1] With the great seal.

256.

[The Bishop appoints Simon Godmanstone his attorney to receive seisin of Boster Hall and Hare Hall.]

S. Peter in E. 70 Aug. 1, 1448

Uniuersis et singulis Cristi fidelibus ad quos presentes littere peruenerint Willelmus miseracione diuina episcopus Wyntoniensis salutem in domino sempiternam. Noueritis nos fecisse, ordinasse & per presentes constituisse dilectum nobis in Cristo Simonem Godmanstone clericum nostrum uerum & legittimum attornatum ad recipiendum pro nobis ac uice et nomine nostro de Iohanne Godmanstone de comitatu Essexie armigero plenam & pacificam seisinam de & in quodam tenemento vocato Bostarhalle, cum gardino in parte australi eiusdem tenementi contiguo, in parochia sancti Petri in oriente uille Oxonie, et quodam alio tenemento vocato Harehalle cum gardino in parte boriali eiusdem tenementi contiguo situato in eadem parochia, iuxta uim, formam & effectum cuiusdam carte prefati Iohannis nobis inde facte, ratum & gratum habentes & habituros quicquid idem attornatus noster fecerit in premissis, per presentes. In cuius rei testimonium sigillum nostrum fecimus apponi. Dat' primo die Augusti anno regni regis Henrici sexti post conquestum uicesimo sexto.[1]

257.

[John Godmanstone grants the properties he had obtained from the Hospital to the President of Magdalen Hall.]

S. Peter in E. 24 Sept. 8, 1448

Sciant presentes & futuri quod ego Iohannes Godmanstone de comitatu Essexie armiger per licenciam domini regis in hac parte obtentam pro salute anime mee, antecessorum & heredum meorum, dedi, concessi & hac presenti carta mea confirmaui dilectis michi in Cristo Iohanni Horley, presidenti aule perpetue beate Marie Magdalene uocate Maudeleynhalle in Uniuersitate Oxonie, & scolaribus eiusdem aule, omnia terras & tenementa mea cum gardinis, redditibus & seruiciis & ceteris suis pertinenciis quomodocumque & qualitercumque nuncupata, metata, situata uel bundata sunt aut fuerunt inter uenellam ducentem a porta orientali dicte uille Oxonie per murum eiusdem uille usque ad altam stratam siue uenellam vocatam Ionyslane ex parte orientali & uenellam uocatam Iawdewynslane siue Horsmanlane

[1] With the seal of the Bishop.

ex parte occidentali & altam uiam regiam ducentem a porta orientali dicte uille uersus quadriuium ex parte boriali & uenellam siue altam uiam regiam uocatam Ionyslane ducentem per collegium Mertonis usque ad stratam uocatam Shydyerd ex parte australi, exceptis duobus tenementis cum gardinis & suis pertinenciis uno eorum uocato Harehalle & altero uocato Bosterhalle nuper per me Willelmo episcopo Wintoniensi datis & concessis; que quidem terras & tenementa nuper habui ex dono & concessione Ricardi Vyse magistri domus siue hospitalis sancti Iohannis Baptiste extra portam orientalem dicte uille Oxonie & eiusdem loci confratrum, prout in quadam carta indentata ipsorum magistri & confratrum, data decimo nono die Iunii ultimo preteriti, inde michi confecta plenius continetur. Tradidi eciam concessi & dimisi & hac presenti carta mea confirmaui prefatis presidenti & scolaribus quandam uenellam uocatam Harehallelane siue Nightyngalehallelane continentem in longitudine trescentos & quadraginta pedes assise [&c. as in no. 252 . . .] siue Horsemanlane, quam quidem uenellam nuper habui ex dono & concessione dictorum magistri & confratrum prout in quadam alia carta indentata ipsorum magistri & confratrum, data uicesimo die mensis Iunii ultimo preteriti, inde michi confecta similiter plenius apparet; habenda & tenenda omnia terras & tenementa predicta cum suis pertinenciis exceptis preexceptis, necnon dictam uenellam uocatam Harehallelane alias dictam Nyghtyngalehallelane cum suis pertinenciis prefatis presidenti & sociis & successoribus suis in liberam, puram & perpetuam elemosinam imperpetuum. In cuius rei testimonium huic presenti carte mee sigillum meum apposui, hiis testibus, Ricardo Spragote maiore dicte uille Oxonie, Iohanne Bartone & Thoma Wymonde balliuis eiusdem uille, Thoma Wythyk, Iohanne Northe aldermannis, Thoma Halle, Thoma Tanfeld, Iohanne Piers, & aliis. Dat' octauo die Septembris anno regni regis Henrici sexti post conquestum uicesimo septimo.[1]

258.

[John Godmanstone appoints attorneys to give seisin.]

S. Peter in E. 72 Sept. 8, 1448

Nouerint uniuersi per presentes me Iohannem Godmanstone de comitatu Essexie armigerum fecisse, ordinasse & constituisse dilectum michi in Cristo Willelmum Frye & Ricardum Wilder, clericos, meos ueros & legittimos attornatos coniunctim & diuisim ad liberandum pro me & uice ac nomine meo Iohanni Horley presidenti aule perpetue

[1] Seal indistinct.

beate Marie Magdalene vocate Maudeleyne Halle in Uniuersitate Oxonie & scolaribus eiusdem aule plenam & pacificam seisinam tam de & in omnibus terris & tenementis meis cum gardinis, redditibus & seruiciis & ceteris suis pertinenciis [&c. as before, between the High Street, Jawdewynslane, Jonyslane, and the street by the town walls] exceptis duobus tenementis cum gardinis & suis pertinenciis uno eorum uocato Harehalle & altero uocato Bostarhalle nuper per me Willelmo episcopo Wyntoniensi datis & concessis, quam de & in quadam uenella uocata Harehallelane siue Nightyngalehallelane continentem in longitudine trescentos & quadraginta pedes assise [&c. as before[1]] iuxta uim, formam & effectum cuiusdam carte mee prefatis presidenti & scolaribus inde facte, ratum & gratum habens & habiturus quicquid iidem attornati mei uel eorum alter fecerit in premissis per presentes sigillo meo signatas; dat' octauo die Septembris anno regni regis Henrici sexti post conquestum uicesimo septimo.

259.

[A draught of a proposed deed by University College assigning to Magdalen Hall the residue of the lease of a garden which belonged to Oseney.]

Misc. 407 (2) Sept. 1, 1450–Mar. 25, 1451

Sciant presentes & futuri quod nos magister Iohannes Martyn & socii perpetui collegii vocati le Uniuersite college Oxon' concessimus, dimisimus & presenti carta nostra confirmauimus Iohanni Hornley presidenti & sociis aule sancte Marie Magdalene vocate Mawdeleynhalle eiusdem ville Oxonie & successoribus suis totum statum & terminos quod & quos habemus futurum vel futuros de & in quadam porcione gardini pertinentis collegio nostro, quod nos ad terminos annorum tenemus ex concessione abbatis & conuentus de Oseney, cuius uero porcionis gardini finis orientalis abbuttat super venellam vocatam Iawdewynslane & extendit se secundum longitudinem uersus occidentem [*blank*] pedes et secundum latitudinem iacet inter venellam vocatam Harehallane siue Nighttyngalehallane ex parte australi & gardina duorum tenementorum quorum unum le Uniuersite Halle & alterum Harry Bathes hous nuncupatur ex parte boriali, sic quod continet eadem porcio in latitudine in fine orientali [*blank*] pedes, in medio [*blank*] pedes, & in fine occidentali [*blank*] pedes; habendam & tenendam dictam porcionem gardini una cum statu & terminis

[1] See no. 252.

nostris in eadem usque ad finem & complementum omnium annorum & terminorum nobis venturorum in eadem; reddendo inde annuatim nobis durante termino predicto sex solidos ad quatuor anni festa [Dec. 25, Easter, June 24, Sept. 29]. [They may distrain for the rent in 'The Tabard'.] Dat' [*blank*] die mensis [*blank*] anno domini MCCCCL et anno regni regis Henrici VI vicesimo nono.

260.

[A draught of a perpetual lease of properties of University College to Magdalen Hall.]

Sciant presentes & futuri quod nos magister Iohannes Martyn magister & socii perpetui collegii vocati le Uniuersite college Oxonie dedimus, concessimus, feoffauimus & hac presenti carta nostra confirmauimus magistro Iohanni Hornley presidenti aule vocate Mawdeleynhalle & sociis eiusdem aule quoddam tenementum nostrum vocatum le Uniuersitehalle cum gardino adiacente in parte australi eiusdem tenementi, quod quidem tenementum cum gardino situata sunt in parochia sancti Petri in oriente inter altam viam regiam ex parte boriali, & quandam porcionem gardini pertinentis collegio nostro quod de abbate & conuentu de Oseney ad terminum annorum tenemus ex parte australi & tenementum nostrum quod Henricus Bathe cariour tenet & occupat ex parte orientali & collegium nostrum ex parte occidentali; ac eciam dedimus & concessimus quoddam aliud tenementum quod Henricus Bathe occupat cum gardino, situatum inter viam regiam ex parte boriali et predictam porcionem gardini ex parte australi & quandam venellam vocatam Horsmanlane ex parte orientali & dictum tenementum vocatum le Universite Hall ex parte occidentali; ac eciam duo alia tenementa[1] cum gardinis eorundem insimul situata in dicta parochia sancti Petri inter altam viam ex parte boriali et terras & tenementa eorundem presidentis & sociorum ex partibus orientali, occidentali & australi; habenda & tenenda de capitalibus dominis feodorum illorum per seruicia inde debita & de iure consueta; reddendo inde annuatim nobis & successoribus nostris quatuor libras sterlingorum ad quatuor anni festa. [They may distrain for this rent in these four tenements and in 'le Tabard' and in 'Robert Carpenter's hous'.] Dat' [*blank*] die mensis [*blank*] anno domini MCCCCL et anno regni regis Henrici sexti post conquestum Anglie vicesimo nono.[2]

Misc. 407. 1 1450

[1] The property immediately to the west of the New Schools.
[2] Not executed.

261.

[The wardens of St. Mary's chapel in the church of St. Peter in the East give a receipt to the President of Magdalen Hall for the rent of the Saresyn Head.]

S. Peter in E. 13 C Sept. 30, 1452

Nouerint uniuersi per presentes nos Iohannem Mathew & Iohannem Martyn procuratores siue custodes redditum ac aliorum bonorum pertinentium ad capellam beate Marie uirginis in ecclesia sancti Petri in oriente tam in nomine nostro quam gardianorum dicte ecclesie & parochianorum eiusdem recepisse & habuisse die confeccionis presencium de Iohanne Horley presidente aule beate Marie Magdalene in Uniuersitate Oxonie quadraginta octo solidos sterlingorum annualis redditus pro quodam tenemento uocato le Saresynshede in parochia sancti Petri predicti, ut pro tribus annis integris preteritis ultimis ante datam presencium. In cuius rei testimonium hiis presentibus sigilla nostra apposuimus. Dat' in crastino sancti Michaelis archangeli anno domini MCCCC quinquagesimo secundo, et anno uero regni regis Henrici sexti post conquestum Anglie tricesimo primo.

262.

[The Master of University College grants to the President of Magdalen Hall a receipt for the rent of Henry Bath's house and a house near the Hall.]

S. Peter in E. 26 Apr. 2, 1454

Nouerint uniuersi per presentes nos Iohannem Marton, magistrum siue custodem collegii magistri Willelmi de Dunelmia, magne aule siue collegii Uniuersitatis in Oxonia uulgariter nuncupati, et eiusdem collegii consocios recepisse & habuisse in die confeccionis presencium de Iohanne Hornle, presidente aule beate Marie Magdalene infra Uniuersitatem Oxonie per manus Ricardi Bern*es* eiusdem loci socii xxi s. v d. in plenam solucionem septem librarum xiiii s. ix d., uidelicet pro redditu trium annorum cuiusdam tenementi quod Henricus Bath occupauit & tenuit, ac pro redditu quatuor annorum duorum paruorum tenementorum iuxta dictam aulam beate Marie Magdalene situatorum, de quibus quidem septem libris, quatuordecim solidis & nouem denariis sterlingorum supradictis fatemur nos persolutos dictumque Iohannem Hornle, heredes & executores suos inde fore quietos & omnes alios quorum interest inde acquietamus per presentes. In cuius rei testi-

monium hiis presentibus scriptis sigillum nostrum commune apposuimus. Dat' secundo die Aprilis anno regni regis Henrici sexti post conquestum Anglie tricesimo secundo.[1]

263.

[The Hospital gives a receipt for the rent paid by the President of Magdalen Hall.]

S. Peter in E. 78 Dec. 25, 1454

Nouerint uniuersi per presentes nos Ricardum Vyse magistrum domus sancti Iohannis Baptiste extra portam orientalem ville Oxonie & eiusdem loci confratres recipisse [*sic*] & habuisse die confeccionis presencium de Iohanne Godmanstone de comitatu Essexie armigero per manus magistri Iohannis Horle presidentis aule sancte Marie Magdalene in Uniuersitate Oxonie sex libras, sex solidos & octo denarios sterlingorum pro quodam annuali redditu nobis & successoribus nostris annuatim exeuntes de quibusdam terris & tenementis cum pertinenciis que idem Iohannes Godmanstone nuper habuit ex dono & concessione nostrum predictorum, uidelicet magistri & confratrum domus sancti Iohannis in parochia sancti Petri in oriente Oxonie; que quidem terre & tenementa iam pertinent dicto presidenti aule sancte Marie Magdalene & sociis eiusdem aule. De quibus quidem sex libris, sex solidis & octo denariis supradictis, ut pro anno integro fatemur nos fore solutos dictumque Iohannem Godmanstone, heredes & executores suos inde fore quietos & omnes alios quorum interest inde acquietamus per presentes. In cuius rei testimonium sigillum nostrum apposuimus. Dat' in ecclesia sancti Petri antedicti in die Natalis domini anno domini MCCCCLIIII, anno uero regni Henrici sexti post conquestum Anglie tricesimo tercio.

264.

[The Master of the Hospital grants all the Hospital and all its possessions to Magdalen Hall.]

S. Peter in E. 1 B July 5, 1457

Uniuersis & singulis Cristi fidelibus ad quos presens scriptum peruenerit, Ricardus Vyse magister domus siue hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie et eiusdem loci fratres salutem in domino sempiternam. Cum illustrissimus princeps et dominus noster dominus Henricus nunc rex Anglie et Francie et dominus Hibernie

[1] With a fragment of a small private seal.

sextus post conquestum uicesimo septimo die Septembris ultimo preterito per litteras suas patentes, recitans per easdem qualiter dicta domus siue hospitale de fundacione inclitorum progenitorum suorum quondam regum Anglie et suo patronatu extitit, de gracia sua speciali et certis de causis ipsum specialiter mouentibus inter alia concesserit nobis prefatis magistro et fratribus quod nos dictam domum siue hospitale ac situm eiusdem cum omnibus pertinenciis ac omnia et singula dominia, maneria, terras, tenementa, redditus, seruicia, pensiones, porciones ac omnimodas possessiones spirituales, temporales & mixtas, necnon quascumque possessiones spirituales possessionibus temporalibus annexas tam in dominico quam in reuersione, ac omnimodas franchesias et libertates et aduocaciones ecclesiarum, uicariarum, cantariarum et aliorum beneficiorum ecclesiasticorum quorumcumque ad nos uel ad predictam domum siue hospitale qualitercumque infra regnum Anglie pertinentia, incumbentia siue spectantia cum omnibus suis pertinenciis dare possimus et concedere dilectis nobis in Cristo presidenti et scolaribus Aule beate Marie Magdalene in Uniuersitate Oxonie predicte; habenda & tenenda sibi et successoribus suis in releuamen et augmentacionem sustentacionis eorundem et in liberam, puram et perpetuam elemosinam imperpetuum; et eisdem presidenti et scolaribus quod ipsi domum siue hospitale predictum & situm eiusdem ac dominia, maneria, terras, tenementa, redditus & seruicia, pensiones, porciones, possessiones, libertates, franchesias & aduocaciones predicta cum pertinenciis de nobis prefatis magistro & fratribus recipere et tenere possint sibi et successoribus suis, tenore dictarum litterarum suarum, idem rex similiter licentiam dederat specialem, statuto de terris et tenementis ad manum mortuam non ponendis edito, statuto etiam de terris et tenementis ad manum mortuam collatis contra formam huiusmodi collacionis non alienandis, non obstantibus, prout in eisdem litteris plenius continetur; Sciatis nos prefatos magistrum et fratres unanimos assensu et uoluntate, predicta regia licentia mediante, dedisse, concessisse et hoc presenti scripto nostro confirmasse Iohanni Horneley clerico nunc presidenti predicte Aule beate Marie Magdalene & scolaribus eiusdem aule domum siue hospitale predictum et situm eiusdem cum pertinenciis ac omnia et singula predicta dominia, maneria, terras, tenementa, redditus, seruicia, pensiones, porciones, necnon omnimodas possessiones spirituales, temporales & mixtas, acetiam quascumque possessiones spirituales possessionibus temporalibus annexas tam in dominico quam in reuersione ac omnimodas franchesias et libertates & aduocaciones ecclesiarum, uicariarum, canta-

riarum & aliorum beneficiorum ecclesiasticorum quorumcumque cum pertinenciis infra regnum Anglie; habenda et tenenda dictam domum siue hospitale ac situm eiusdem necnon et omnia et singula premissa cum suis pertinenciis prefatis presidenti et scolaribus et successoribus suis in eorum releuamen et augmentacionem sustentacionis eorundem et in liberam, puram et perpetuam elemosinam imperpetuum, eo quod aliqua premissorum de primaria fundacione nostra existunt aut alia causa, re uel materia quacumque non obstante. In cuius rei testimonium huic presenti scripto nostro sigillum nostrum commune apposuimus. Dat' in domo nostra capitulari quinto die Iulii anno regni regis Henrici sexti post conquestum tricesimo quinto.[1]

265.

[The prioress of Littlemore gives a receipt to the President of Magdalen Hall for the rent of a tenement by the Hall.]

S. Peter in E. 45 C Sept. 29, 1457

Nouerint uniuersi per presentes nos Aliciam Wakeleyne, priorissam de Litelmore, & eiusdem loci conuentum recepisse & habuisse die confeccionis presencium de Iohanne Hornle presidente aule beate Marie Magdalene in parochia sancti Petri in parte orientali Oxonie per manus Ricardi Barne predicte aule socii uiginti sex solidos & octo denarios sterlingorum pro quodam annuali redditu cuiusdam tenementi situati iuxta predictam aulam quondam nobis pertinentis, sed iam pertinet dictis presidenti & sociis suis. De quibus quidem xxvi s. viii d. sterlingorum supradictis ut pro anno integro fatemur nos fore solutos eundemque Iohannem & successores suos inde fore quietos ac omnes alios quorum interest inde acquietamus per presentes. In cuius rei testimonium hiis presentibus sigillum nostrum apposuimus. Dat' in die sancti Michaelis archangeli anno domini MCCCCLVII, et anno uero regis Henrici sexti tricesimo sexto.[2]

[1] No. 66 C is a duplicate of this.

[2] With the private seal of the prioress; pointed oval, $1\frac{3}{4}$ in. × $1\frac{1}{4}$ in., a figure in a niche, indistinct. A similar receipt by the same prioress dated Sept. 29, 1455, is no. 208 in the box labelled Miscellanea.

VI. ST. PETER IN THE EAST;

WITHIN THE WALL; THE NORTH SIDE OF HIGH STREET, BEGINNING AT THE WEST.

1. No. 34 High Street.

The first tenement within the parish of St. Peter in the East, next to the boundary of St. Mary's parish, was Drowda Hall; on the east of it were four tenements which belonged to the Hospital, of which the easternmost was sold to Queen's College in 1709, and the other three in 1908. The first tenement, next to Drowda Hall, consisted at first of two shops, which in the fifteenth century became three; in the sixteenth century it was once more two. From the rental of 1293 we conclude that at that time behind the two shops there was an academic hall, occupied by the Vicar of Elsefield, but there is no mention of it subsequently. The tenement had only a small garden, and was bounded on the north by the garden of no. 35 High Street. The following deeds show that it was originally granted to the Hospital by Ailwin le Turner, and again in 1275 by Henry de Lincolnia, *alias* de Swapham.

266.

[Ailwin the Turner grants to the Hospital a house next to Rogerus Parvus.]

S. Peter in E. 42 Cart. fol. 16r c. 1210

Sciant tam presentes quam futuri quod ego Ailwinus Tornator dedi, concessi & presenti carta mea confirmaui consensu uxoris mee et filiorum meorum post obitum uxoris mee et filii mei Hernisii deo & beate Marie & sancto Iohanni Baptiste & fratribus & sororibus hospitalis iuxta portam orientalem Oxonie in remissione omnium peccatorum meorum mesuagium meum quod est uicinior [*sic*] domui Rogeri Parui[1] in parrochia beati Petri; habendum & tenendum in puram et perpetuam elemosinam libere, solute et quiete ab omni seruicio & exaccione michi uel meis pertinente. Preterea quietum clamaui predictis fratribus et sororibus XII denarios ad luminare in domo infirmorum quos .R. Log[2]

[1] Probably Roger the Turner, who owned the house next on the east: see no. 267. It is by no means certain that this deed refers to no. 34 High Street, but it is known that the house next to Drowda Hall once belonged to Ailwin le Turnur (*Eynsham Cart.* ii. 175). From the word 'vicinior' we conclude that Drowda Hall also was his property, but of this there is no other evidence.

[2] Possibly White Hall (46 and 47 High Street). It was owned at this time by Robert Log, and in early times paid a quitrent of 14*d.* to the Hospital; but no surviving deeds indicate that it had the neighbours that are mentioned here. The houses called Netherwindmill and St. Nicholas Entry (see nos. 301, 305), which paid quitrents to the Hospital, were also at this time owned by members of the family of Log.

michi annuatim soluebat de mesuagio quod est inter terram .I. Capellani & terram .I. Thorgod post obitum uxoris mee. Hiis testibus, Petro presbytero, T. scriptore, Waltero filio Iohannis, R. Paruo, W. Cupario, I. Thorgod, Ricardo Scinditori [*sic*] et multis aliis.[1]

267.

[The Hospital grants a perpetual lease of the tenement at a rent of twenty shillings.]

S. Peter in E. 34 A Prob. Mich. 1232–Mich. 1233

Sciant presentes & futuri quod ego Elyas Capellanus, custos hospitalis sancti Iohannis extra portam orientalem Oxonie, & fratres eiusdem hospitalis concessimus, dimisimus & liberauimus Emme filie Bernardi Coci totam terram illam cum pertinenciis que iacet inter terram Henrici Inge & terram Rogeri le Turnur in parrochia sancti Petri uersus portam orientalem Oxonie; habendam et tenendam predicte Emme & heredibus suis uel cui eam assignare uoluerit, exceptis uiris religiosis, de nobis & successoribus nostris in feodo & hereditate libere, quiete & integre, reddendo inde annuatim nobis & successoribus nostris uiginti solidos ad quatuor anni terminos pro omni seruicio & exactione, uidelicet ad Natale domini quinque solidos & ad festum sancte Marie in Marcio quinque solidos & ad Natiuitatem sancti Iohannis Baptiste quinque solidos & ad festum sancti Michaelis quinque solidos. Et nos & successores nostri warantizabimus predictam terram cum pertinenciis suis predicte Emme & heredibus suis uel suis assignatis, exceptis uiris religiosis, contra omnes homines & feminas. Pro hac autem concessione, dimissione, liberatione & warantizatione dedit nobis predicta Emma sex marcas sterlingorum in gersuma. Et sciendum quod predicta Emma & heredes eius uel eius assignati sustentabunt omnia edificia super predictam terram posita in tali statu uel in meliori sicut predicta Emma ea suscepit per uisum proborum hominum. Et si ipsa Emma uel eius assignati in sustentacione predictorum edificiorum defecerint, ita quod predicta edificia corruerint pro defectu sustentacionis, uel si redditus predictus unius anni fuerit retro non solutus, predicta Emma concessit pro se & heredibus suis & pro assignatis suis ut amittant totam predictam terram sine recuperatione. Et ut hec predicta rata & inconcussa permaneant, hoc scriptum ad modum cyrographi factum fratres predicti hospitalis & predicta Emma sigillis suis alternatim confirmauerunt; hiis testibus, Petro filio

[1] At the foot 'Transcrib''. Seal, circular, 1 in., a fleur-de-lis, SIGILL' EILWINI TVRNVR.

Turoldi tunc maiore, Ada filio Walteri & Alewico tunc prepositis, Philippo Molendinario, Roberto Oeyn, Henrico filio Henrici, Ricardo Molendinario, Roberto Waldri, Willelmo Spicero, Rogero Spicero, Willelmo clerico.[1]

268.

[Maria, daughter of William the Spicer, grants the tenement to magister Thomas de Beverlaco.]

S. Peter in E. 31 Mich. 1263–Mich. 1264

Sciant presentes & futuri quod ego Maria filia Willelmi de Wyntonia speciarii in pura uiduitate mea & de expresso consensu dicti Willelmi patris mei & uoluntate Gunnore & consensu, uxoris predicti Willelmi, matris mee, dedi, concessi, & hac presenti carta mea confirmaui magistro Thome de Beuerlaco ciui Londoniensi quandam terram cum domibus superedificatis & omnibus aliis pertinenciis suis in parochia sancti Petri orientalis Oxonie, illam scilicet terram cum domibus & aliis pertinenciis suis quam predicti Willelmus & Gunnora michi in liberum maritagium dederunt & concesserunt; que quidem terra cum domibus & pertinenciis suis iacet inter terram Henrici de Lincolnia uersus orientem ex una parte & terram que fuit prioris de Schyreburne[2] uersus occidentem ex altera & extendit se a uico regio a capite australi usque ad terram Philippi de Stokwelle uersus aquilonem, scilicet quicquid in predicta terra cum domibus & aliis pertinenciis habui uel aliquo modo habere potui, ut in lignis, lapidibus & cunctis aliis rebus sine aliqua diminucione; habendam & tenendam dictam terram cum domibus & aliis pertinenciis suis predicto magistro Thome & heredibus suis & suis assignatis & eorum heredibus & cuicumque & quando dictam terram cum predictis domibus & pertinenciis dare, dimittere, uendere, legare, inuadiare uel aliquo alio modo assignare uoluerit libere, quiete, bene & in pace iure hereditario imperpetuum, reddendo inde annuatim michi & heredibus meis seu assignatis meis unum clauum gariofili ad festum sancti Iohannis Baptiste & hospitali sancti Iohannis de Oxonia uiginti solidos ad quatuor anni terminos principales, uidelicet ad Natale Domini quinque solidos, ad festum beate Marie in Marcio quinque solidos, ad Natiuitatem sancti Iohannis Baptiste quinque solidos & ad festum sancti Michaelis quinque solidos pro omnibus seruiciis, consuetudinibus, sectis curie & aliis secularibus demandis & rebus cunctis. Et ego predicta Maria de Oxonia &

[1] Seal, green, pointed oval, $1\frac{3}{8}$ in. × 1 in., a fleur-de-lis, S' HEMME LA FEME RICARDI.

[2] Drowda Hall belonged to the Priory of Monk Sherborne, Hants, in 1255; see *Cart. of Eynsham* (O.H.S.), ii. 174.

heredes mei & assignati mei predictam terram cum domibus & aliis pertinenciis predictis predicto magistro Thome & heredibus suis & suis assignatis & eorum heredibus & cuicumque & quando dare, dimittere, uendere, legare, inuadiare, alienare uel aliquo alio modo assignare uoluerit contra omnes homines & feminas tam Cristianos quam Iudeos warantizabimus, acquietabimus, & per predictum seruicium imperpetuum defendemus. Pro hac autem donacione, concessione, warantisione & presentis carte mee confirmacione dedit michi predictus magister Thomas uiginti marcas sterlingorum pre manibus in gersummam. Et ut hec mea donatio, concessio, warantisio & presentis carte mee confirmacio rata & stabilis imperpetuum permaneat presentem cartam sigilli mei & sigillorum predictorum Willelmi patris mei & Gunnore matris mee impressione feci roborari. Hiis testibus, domino Nicholao de Kingestone tunc maiore Oxonie, Willelmo Speciario & Galfrido de Henkeseye tunc prepositis Oxonie, Waltero Aurifabro, Henrico de Lincolnia, Willelmo Do, Iohanne Do filio suo, Thoma Speciario, Willelmo filio Aluredi, Nicholao Aleblastar', Willelmo clerico & aliis.[1]

269.

[Thomas de Beverlaco grants it to Henry de Lincolnia.]

S. Peter in E. 32 Mich. 1266–Mich. 1267

Sciant presentes & futuri quod ego magister Thomas de Beuerlaco dedi, concessi, & hac presenti carta mea confirmaui Henrico de Lincolnia unum mesuagium cum pertinenciis suis quod iacet inter terram predicti Henrici & terram prioris de Schireburne in parochia sancti Petri orientalis Oxonie; habendum & tenendum predicto Henrico et heredibus suis uel suis assignatis quibuscumque illud uoluerit dare, uendere, legare, assignare siue in sanitate siue in egritudine libere, quiete, pacifice et integre, reddendo inde annuatim Marie que fuit filia Willelmi le Specer unum clauum gariofili ad Natiuitatem sancti Iohannis Baptiste et michi et heredibus meis unum clauum gariofili ad Natiuitatem sancti Iohannis Baptiste et hospitali sancti Iohannis extra portam orientalem Oxonie uiginti solidos sterlingorum ad quatuor anni terminos, uidelicet ad Natale Domini quinque solidos [i.e. as in no. 268]. Et ego & heredes mei warentizabimus, acquietabimus & defendemus dictum mesuagium cum

[1] With three red seals; on the right, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a zigzag pattern, S' HGVNNOR HVCSORIS WILL' IPOTEC'; in the middle pointed oval, $1\frac{3}{8}$ in. × 1 in., a bird, S. MARIE FIL' WILL' DE WINTON; on the left circular, 1 in., a fleur-de-lis, S' WILL'I SPECIARII.

pertinenciis predicto Henrico et heredibus suis uel suis assignatis contra omnes homines, mares et feminas. Pro hac autem donacione, concessione, warantizacione & carte confirmacione dedit michi predictus Henricus decem marcas sterlingorum pre manibus. Ut igitur prescripta & prediuisa firma & stabilia sine dolo permaneant in perpetuum, huic presenti scripto sigillum meum apposui; hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Colleshulle, Philippo de Ew tunc balliuis, Willelmo de Ew, Willelmo de Specer, Iohanne Filekinge, Ricardo Marescallo, Roberto Plente, Reginaldo Illuminatore, Willelmo Ligatore Librorum, Simone Scoto, Simone Balle, Roberto clerico & aliis.[1]

270.

[A portion of the will of Henry de Lincolnia, leaving to the Hospital his two houses.]

S. Peter in E. 19 B Nov. 11, 1275

Omnibus Cristi fidelibus presens scriptum uisuris uel audituris Henricus de Swapham salutem in domino. Nouerit uniuersitas uestra quod ego ad festum sancti Martini anno domini MCC septuagesimo quinto de domibus meis in parochia beati Petri orientalis in magno uico Oxonie que scite sunt inter domos Uniuersitatis[2] ex una parte & domos Iohannis Fileking' ex altera, in hunc modum testamentum meum ordino & facio. In primis lego dictas domos cum suis pertinenciis hospitali sancti Iohannis Oxonie possidendas post mortem Willelmi fratris mei, reddendo capitalibus dominis seruitium debitum & consuetum. Uolo autem quod fratres dicti hospitalis ponantur primo in saisinam dictarum domuum cum pertinenciis & postea recipiet dictus Willelmus frater meus ipsas domos de predictis fratribus quas sibi lego in presenti testamento, tenendas & habendas toto tempore uite sue, reddendo inde annuatim predicto hospitali & fratribus pro illa parte domorum quarum [*sic*] principales domini sunt decem solidos argenti, & pro alia parte domorum capitalibus dominis seruicium debitum & consuetum. Dictum autem hospitale & fratres warentizabunt, acquietabunt & defendent dictas domos cum pertinenciis dicto Willelmo fratri meo toto tempore vite sue per predicta seruicia contra omnes homines. In cuius rei testimonium presenti testamento meo

[1] Seal, dark green, pointed oval, 1 in. × $\frac{3}{4}$ in., a pelican in piety, [S' MAGIS]TRI THOME DE BEVERLACO. In the hand of Robert the Town-clerk.

[2] By this time Drowda Hall had been purchased for the body which afterwards became University College.

sigillum meum una cum sigillis Willelmi fratris mei, Willelmi ligatoris librorum, Symonis Scot executorum meorum apposui.[1]

271.

Leases of 34 High Street.

Dec. 10, 14 Eliz. [1571]; a lease to 'Cutbert Atkynson, shirman', of two cottages in St. Peter in E., in which he dwells; no bounds given; 20 years; rent 17*s.* 4*d.* **Ledger F. 193**

Aug. 31, 30 Eliz. [1588]; a lease to Cuthbert Atkinson, sherman, of two cottages with a backside and a garden between a tenement of Univ. Coll. in the tenure of William Tittieman W. and a tenement of Magd. Coll. in the tenure of Richard Potter E. and N.; 40 years; rent 17*s.* 4*d.* **G. 263**

July 27, 3 Jac. [1605]; a lease to William Pope, tailor, of two cottages; bounded as before; 40 years; rent 17*s.* 4*d.* **J. 151**

July 30, 19 Jac., 1621; his lease is renewed; William Hastings, gent., is N. and E., Richard Wreston W.; 40 years; 17*s.* 4*d.* **K. 280**

Dec. 10, 10 Car. I, 1634; a lease to Thomas Egerley, gent., and Joyce his wife; same bounds; 40 years; 17*s.* 4*d.* **M. 95**

July 30, 20 Car. I, 1644; his lease is renewed; same bounds; 40 years; 17*s.* 4*d.* **N. 50**

Aug. 9, 17 Car. II, 1665; lease to Richard Marten, baker, of two cottages; bounded as in 19 Jac.; 40 years; 17*s.* 4*d.* **P. 536**

Dec. 6, 7 Will. III, 1695; a lease to Sir Robert Harrison, kt.; bounded as in 19 Jac.; 40 years; 17*s.* 4*d.* **T. 86**

Dec. 6, 8 Ann, 1709; his lease is renewed; these are 'new erected tenements'; John Combes E. and N.; 40 years; 17*s.* 4*d.* **W. 136**

Aug. 6, 7 Geo. I, 1720; a lease to Margaret Hudson, widow; same bounds; 40 years; 17*s.* 4*d.* **X. 150**

Aug. 6, 8 Geo. II, 1734; a lease to John Boyce of Blechington, clerk, of newly erected messuages between a tenement of Univ. Coll. in the tenure of Ric. Long, hatter, W., and a tenement of Magd. Coll. in the tenure of John Wollumes, grocer, E., John Wollumes N.; 40 years; 17*s.* 4*d.* **Y. 604**

[1] Originally with five seals, of which four remain, all of greyish wax; on the left, pointed oval, $1\frac{1}{4}$ in. × $\frac{3}{4}$ in., a star, S' HENRICI DE SWAPHAM; the others are illegible. That Henricus de Lincolnia and Henricus de Swapham are identical is proved not only from these deeds, but also by deeds at Oriel concerning property in Cat Street, now the site of All Souls Library, which he granted to the parish of St. Mary.

Ledger AA. 321 Aug. 6, 21 Geo. II, 1747; a lease to William Wickham, mercer; same bounds; 40 years; 17*s.* 4*d.*

CC. 315 Aug. 6, 1 Geo. III, 1761; his lease is renewed; same bounds; 40 years; 17*s.* 4*d.*

FF. 109 Aug. 1, 15 Geo. III, 1775; his lease is renewed; W. a tenement of Univ. Coll. late in the tenure of Samuel Glass, surgeon; William Fletcher, mercer, E. and N.; 40 years; 17*s.* 4*d.*

HH. 89 Aug. 6, 29 Geo. III, 1789; a lease to Eliz. Wickham, widow; same bounds; 40 years; 17*s.* 4*d.*

b. 42 Aug. 6, 43 Geo. III, 1803; a lease to Rev. John Slatter, clerk, of St. Peter's in the East; Richard Giles, tailor, W., John Greene, painter, E.; 40 years; 17*s.* 4*d.*

d. 77 Aug. 6, 1817; a lease to William Bulley, gent.; fine £78; 40 years; 17*s.* 4*d.* the first 26 years, then £13.

e. 185 Aug. 6, 1831; a lease to Martha Susanna Bulley, spinster; fine £133 4*s.*; 40 years; 17*s.* 4*d.* the first 12 years, then £13.

f. 342 Aug. 6, 1845; a lease to John Mathews, executor of Martha Bulley; fine £145 10*s.*; 40 years; £13.

g. 346 Aug. 6, 1859; a lease to James Price of Burford and J. M. Davenport, gents.; fine £94 10*s.*; 40 years; £13.

2. St. George Hall; 35 and 36 High Street.

This tenement was granted to the Hospital by Henry de Lincolnia, together with no. 34 High Street (see no. 270). In 1293 it is called 'the hall of the Vicar of Elsefield', but in 1325 it has the name 'aula Georgii', and is entered among the academic halls until 1351; the rent 28*s.* shows that it was not large, but there were two shops 'subtus aulam Georgii', which were let independently. This house is interesting as the site of the first Oxford printing press; in the rental of 1478 it is the tenement which 'Ioh. Ducheman' lately held; in 1480 it is the house of 'Dyryke Dowcheman'; in 1482 'Dyryk Rode'. There can be little doubt that this is Theodoric Rood of Cologne, the first known printer at Oxford. In 1484 and 1487 the tenant is John Missenden, tailor; the next rental is 1507. The rental before 1478 is of about 1450, when John Mathew was tenant. Theodoric Rood is known to have been printing at Oxford in 1481 and 1485, but in the latter year he was in partnership with an Englishman named Thomas Hunt, and no doubt he moved his press between these two dates (see Madan's *Early Oxford Press* (O. H. S.), pp. 241–62). It will be noticed that the garden behind 34–6 High Street was sold to Queen's College in 1812.

272.

[Roger le Turner grants a tenement to William le Spicer.]

Sciant presentes & futuri quod ego Rogerus le Turnur concessi, dimisi & liberaui Willelmo de Wintonia le Spicer totam terram illam cum pertinenciis que iacet inter terram que fuit hospitalis sancti Iohannis & terram Roberti Waldri in parrochia sancti Petri uersus portam orientalem Oxonie; habendam & tenendam predicto Willelmo & heredibus suis uel cui eam assignare uoluerit de me & heredibus meis in feodo & hereditate libere, quiete & integre, reddendo inde annuatim michi & heredibus meis tres solidos & unum denarium ad duos anni terminos pro omni seruitio & exaccione, uidelicet ad festum sancti Michaelis xviii d. & ad festum sancte Marie in Marcio xix d. Et ego & heredes mei warantizabimus predictam terram cum omnibus pertinenciis suis predicto Willelmo & heredibus suis uel cui eam assignauerit contra omnes homines et feminas. Pro hac autem concessione, dimissione, liberatione & warantizatione predictus Willelmus dedit michi uiginti marcas sterlingorum in gersuma et Murielle uxori mee dedit unam robam de uiridi. Et ut hec predicta rata & inconcussa permaneant hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Alewico & Ada filio Walteri tunc prepositis, Stephano filio Henrici, Galfrido Iusselle, Henrico Inge, Roberto Waldri, Henrico Bolter, Willelmo Clerico.[1]

S. Peter in E. 55 A Mich. 1232–Mich. 1233

273.

[Gunnora, widow of William the Spicer, confirms the sale of his property, which he had previously made.]

Sciant presentes & futuri quod ego Gunnora que fui uxor Willelmi de Wintonia, speciarii, de Oxonia in ligia potestate mea & uiduitate dedi, concessi, remisi, quietum clamaui & hoc presenti carta mea confirmaui pro me & heredibus meis Henrico de Lincolnia & heredibus suis uel assignatis totum ius meum & clamium que habui uel habere potui racione dotis mee siue cuiuscunque iuris alterius [in uno mesuagio cum pertinen[2]]ciis, quod dictus Willelmus quondam maritus meus predicto Henrico uendidit, quod mesuagium est inter terram Iohannis Filekyng uersus orientem ex parte una & terram illam que

S. Peter in E. 6 Prob. Mich. 1264–Mich. 1265

[1] Seal, green, circular, 1⅝ in., a fleur-de-lis, S' ROGERI . . . . . .
[2] Illegible.

aliquo tempore fuit dicti Willelmi quondam mariti mei uersus occidentem ex parte altera in parochia beati Petri orientalis Oxonie; habendum & tenendum dicto Henrico & heredibus suis uel assignatis libere, quiete, integre, pacifice, & honorifice in perpetuum. Pro hac autem donatione, concessione, remissione, quieta clamantia & presentis carte mee confirmatione dedit michi predictus Henricus quadraginta solidos sterlingorum ad magnum negotium meum pre manibus. In cuius rei robur & testimonium huic scripto sigillum meum apposui; hiis testibus, Nicholao de Stocwelle maiore, Willelmo de Ho, & Galfrido le Mercer prepositis tunc temporis Oxonie, Willelmo Iuuene le Spicer, Ricardo filio Nicholai, Adam [ ], Iohanne Filekyng, Ricardo Marescallo, Willelmo de Pikeringe ligatore librorum, Simone Scoto, Reginaldo le Lyur, [ ] Balle, Iohanne filio Simonis, Henrico Balle & aliis.

274.

Leases of 35 and 36 High Street.

Ledger E. 45 Dec. 6, 6 Ed. VI [1552]; a lease to Henry Bolton, 'joyner,' of a tenement in the parish of St. Peter in E., bounded by the orchard of Queen's College N., the high street S., a tenement of the College in the occupation of Robert Tow E., a tenement of the College in the occupation of John Payn W.; 20 years; rent 30*s*.

F. 60 Jan. 10, 3 Eliz. [1561]; a lease to Henry Bolton, joiner, of the same tenement 'and garden' having a tenement of the College lately in the tenure of Justinian Blackamore E., and a cottage of the College lately in the tenure of John Payn W., together with two cottages 'adjoining to the said tenement buttellid as aforesaid' on the east part, and upon University College ground late in the tenure of John Payn W., high street S., and ground of the College in the tenure of the said Henry N.; for 20 years; rent 47*s*.

F. 195 Dec. 10, 15 Eliz. [1572]; a lease to Richard Potter and Cathrin his wife of a tenement and garden in the tenure of the said Richard and Cathrin, bounded E. by a tenement of the College in the tenure of Henry Chipnam, and W. by a tenement of the College in the tenure of Cutbert Atkynson, orchard of Queen's College N.; 40 years; rent 30*s*.

H. 154 Dec. 7, 37 Eliz. [1594]; a lease to Richard Morgan, tailor; Nicholas Clare is E., Cuthbert Atkinson W.; 40 years; rent 30*s*.

Dec. 1, 45 Eliz. [1602]; his lease is renewed; John Poole is E., Cuthbert Atkinson W.; 40 years; rent 30*s*. **Ledger J. 80**

Dec. 11, 10 Jac. [1612]; his lease is renewed; 40 years; rent 30*s*. **J. 475**

Dec. 17, 16 Jac. [1618]; a lease to Ethelbert Weller, baker; William Pope is W., Elizabeth Clare E.; 40 years; rent 30*s*. **K. 187**

Dec. 5, 18 Jac., 1620; a lease to Anne Cracknell, daughter of the late Gabriel Cracknell; bounded as before; 40 years; rent 30*s*. **K. 251**

Dec. 15, 12 Car. I, 1636; a lease to Anne Hastings of Piddetown, Dorset, and Edward, her son; same bounds; 40 years; 30*s*. **M. 166**

Nov. 20, 1655; a lease to Anne Hastings and Edward, her son; bounded as in 16 Jac.; 40 years; 30*s*. **O. 682**

Dec. 29, 1663; a lease to Walter Combes, barber; bounded as in 16 Jac.; 40 years; 30*s*. **P. 437**

Dec. 23, 28 Car. II, 1676; his lease is renewed; Dr. Lane E., Richard Martin W.; 40 years; 30*s*. **R. 276**

Dec. 6, 2 Will. and Mary, 1690; his lease is renewed; 40 years; 30*s*. **S. 682**

Dec. 6, 5 Ann, 1706; a lease to Joan Combes, widow; it is now 4 tenements occupied by 6 tenants; late Dr. Lane E., Sir Robert Harrison W.; 40 years; 30*s*. **U. 271**

Dec. 6, 9 Geo. I, 1722; a lease to Francis Clark, gent., and Mary Cutler, widow; 4 tenements occupied by 5 tenants; same bounds; 40 years; 30*s*. **X. 317**

Dec. 6, 10 Geo. II, 1736; a lease to Mathew Finch, gent., and Susannah Clarke, widow, of 4 tenements occupied by 5 tenants; late Dr. Lane E., late Sir Rob. Harrison W.; 40 years; 30*s*. **Z. 6**

Dec. 6, 25 Geo. II, 1751; a lease to Benjamin Finch of Deptford, gent., and Martha Clarke; William Wickham W.; 40 years; 30*s*. **BB. 33**

Dec. 6, 6 Geo. III, 1765; a lease to Henry Clarke, Ann Clarke, and Benjamin Finch; 40 years; 30*s*. **DD. 198**

Dec. 6, 20 Geo. III, 1779; a lease to Henry Clarke, Esq., and Isabella Finch; 40 years; 30*s*. **FF. 499**

Dec. 6, 34 Geo. III, 1793; a lease to John Greene, painter; John Hickman, glazier, E., widow Wickham W.; 40 years; 30*s*. **HH. 609**

Dec. 6, 48 Geo. III, 1807; his lease is renewed; 'save and except a piece of ground lately taken from the said premises, its N. side 72 ft., its E. side 85 ft. 4 in., its S. side 61 ft., its W. side 85 ft., bounded N. by a wall of Queen's College, E. garden of Queen's College, S. partly by premises leased by Magdalen to Queen's College, partly by the present premises leased to John Greene, and partly by a washhouse of the premises of Rev. John Slatter, W. by a passage **b. 216**

and garden of John Lowder, Esq., lessee of University College; 40 years; 30*s.*

Ledger b. 253 Dec. 6, 1807; the piece of ground described as above is leased to Queen's College; 40 years; rent a peppercorn.

c. 122 1812 [no other date]; by virtue of the Act of 42 Geo. III, the College for the sum of £132 sells this plot of ground to Queen's College.

d. 176 Dec. 6, 1821; a lease to Mrs. Mary Greene; fine £90; John Hickman E., Will. Bulley W.; 40 years; 30*s.* the first 26 years, then £15.

f. 61 Dec. 6, 1835; a lease to Mary and Lydia Greene, spinsters; fine £82 10*s.*; 40 years; 30*s.* the first 12 years, then £15.

g. 49 Dec. 6, 1849; a lease to Lydia Greene; fine £82 10*s.*; 40 years; £15.

g. 436 Dec. 6, 1863; her lease is renewed; fine £105; 40 years; £15.

3. The Bell; Nos. 37 and 38 High Street.

After many changes this house finally became the property of the Hospital by the gift of John Fileking in 1282, and was often called domus Fileking in the rentals. In the fifteenth century it was called The Bell, but does not appear to have been an inn or tavern in the seventeenth century. In 1725 it was leased to Queen's College, and the northern part of it was made the Provost's garden. We learn from the rentals that a quitrent of half a mark on this tenement, of which there is mention as early as 1220, was paid in 1328 to 'the heirs of Henry the Rich', and in 1374 to John de Northampton, town-clerk; it was acquired by Magdalen College in 1496 from Queen's College (see no. 418).

275.

[Henry Simeon consents to the transfer of the tenement of Osbert Faber from Ailwin to his daughter.]

S. Mary the V. 52 c. 1210 Sciant omnes quod ego Henricus filius Simeonis ratum [*sic*] habeo donationem & concessionem quam Ailwinus le Turnur fecit Roberto filio Waudri in mariagio cum Amicia filia sua de terra que fuit Osberti Fabri, scilicet que iacet inter mesuagium predicti Ailwini & terram Radulfi filii Simonis le Cordewaner, quam terram predictus Robertus filius Waudri tenet de me & heredibus meis illi & heredibus suis, quos de predicta Amicia habebit, reddendo inde annuatim vi solidos & viii denarios pro omni seruicio quatuor terminis, scilicet xx d. ad festum

sancte Marie in Marcio, et xx d. ad Natiuitatem sancti Iohannis Baptiste, et xx d. ad festum sancti Michaelis, et xx d. ad festum sancti Thome apostoli. Et quia uolo ut hoc ratum et inconcussum permaneat inpressione sigilli mei confirmaui. Hiis testibus, Thoma filio Ailrici, Turode le Cordewaner, Waltero filio Iohannis, Ricardo fratre Homed[eu], Roberto Log, I. Ynkenuf, Adam filio Waudri, Edwardo filio Willelmi, Willelmo Crust et multis aliis.[1]

276.

[Henry Simeon conveys to the Hospital the feudal lordship.]

S. Peter in E. 37 B Cart. fol. 16r 1220–6

Sciant presentes & futuri quod ego Henricus filius Simeonis dedi et liberaui in puram & perpetuam elemosinam deo & fratribus hospitalis sancti Iohannis ad portam orientalem Oxonie illud tenementum quod fuit Osberti Fabri, quod iacet inter terram que fuit Simonis Cordewanarii & terram que fuit Ailwini le Turnur in parrochia sancti Petri uersus portam orientalem Oxonie; reddendo inde annuatim michi & heredibus meis uel ubi assignabo dimidiam marcam, scilicet ad festum sancte Marie in Marcio XL denarios et ad festum sancti Michaelis XL denarios. Et ne donacio mea et liberatio obliuioni tradatur huic scripto sigillum meum apposui; hiis testibus, Toma filio Edwini tunc maiore Oxonie, Philippo Molendinario, Roberto Oein, Waltero filio Iohannis, Laurentio Halegod, Toma filio Widonis, Roberto filio Laurentii, Willelmo filio Oseberti, Andrea Halegod & aliis.[2]

277.

[Amicia Waldri grants the tenement to the Hospital.]

S. Peter in E. 75 B Cart. fol. 15r Mich. 1237–Mich. 1238

Sciant presentes & futuri quod ego Amicia relicta Roberti Waldri in ligia potestate mea et uiduitate mea et plena sanitate mea dedi & con-

[1] Seal, brown, oval, but not pointed, $1\frac{1}{2}$ in. × $1\frac{1}{4}$ in., two naked figures, apparently an ancient gem, SIGILLVM H . . . . . I FILII SIMEONIS.

[2] At the foot 'Transcrib''. The usual seal of Henry Simeon; grey wax with a green varnish. The writing is the hand of Willelmus Clericus. It is difficult to understand the purpose or value of this deed. From what follows it appears that as late as 1237 the Hospital had no financial interest in this tenement, and it is also obvious that Henry Simeon surrendered no money; he retained the rent of 6*s.* 8*d.*, and this was all he had in the time of the previous deed. A possible explanation is that Robert Waldri promised that the Hospital should have his house after his death, and that the Hospital by this deed took the precaution beforehand to secure the feudal lordship from Henry Simeon. The fact that there is no clause of warranty suggests that Henry Simeon was not transferring the tenement itself, nor was it his at this time. The date of the deed cannot be later than Michaelmas, 1226.

cessi & liberaui & hoc presenti carta mea confirmaui deo et hospitali sancti Iohannis extra portam orientalem Oxonie et fratribus ibidem deo seruientibus totum capitale meswagium meum quod situm est in strata magna in parochia sancti Petri in Oxonia uersus orientem, quod situm est inter domum que fuit Willelmi de Wintonia ex una parte & meswagium quod fuit Matildis de la Wose ex altera; habendum & tenendum dicto hospitali & fratribus et eorum successoribus de me & heredibus meis in puram et perpetuam elemosinam in perpetuum; reddendo inde annuatim captali domino illi & eorum successores dimidiam marcam argenti uidelicet ad duos anni terminos, scilicet ad festum sancte Marie in Marcio quadraginta denarios & ad festum sancti Michaelis quadraginta denarios et heredibus meis duos denarios, uidelicet ad festum sancte Marie in Marcio unum denarium et ad festum sancti Michaelis unum denarium. Ego uero Amicia et heredes mei warentizabimus dicto hospitali et fratribus & eorum successoribus predictum meswagium cum pertinenciis contra omnes mares et feminas. Et ut suprascripta robur optineant, scripto presenti sigillum meum apposui. Hiis testibus, Galfrido tunc maiore Oxonie, Laurentio Log, Iohanne Pille prepositis, Philippo Molendinario, Henrico Symeon, Petro Thorald, Thoma Submuro, Willelmo de Wintonia, Andrea Halegod et aliis.[1]

278.

[The Hospital grants a lease of the tenement to Amicia Waldri and her second husband John de Henham.]

CIROGRAPHVM

S. Peter in E. 73 B Mich. 1237–Mich. 1238

Hec est conuencio facta inter Robertum custodem hospitalis sancti Iohannis extra portam orientalem Oxonie & fratres eiusdem domus ex una parte & Iohannem de Henham & Amiciam uxorem eius relictam Roberti Waldri ex altera, scilicet quod predicti Robertus & fratres concesserunt, dimiserunt, liberauerunt predictis Iohanni & Amicie illud mesuagium cum pertinentiis quod fuit Osberti Fabri quod iacet inter domum que fuit Willelmi de Wintonia & mesuagium quod fuit Matildis de la Wose in parochia sancti Petri uersus portam orientalem Oxonie in strata regia; habendum & tenendum predictis Iohanni & Amicie quamdiu uixerint; et qui alter eorum diucius superstes

[1] At the foot 'Transcrib''. Seal, green, circular, 1⅜ in., a fleur-de-lis, S' AMICE FEMINA ROBERTI WALDRI.

exstiterit, dictum mesuagium cum pertinenciis teneat & possideat omnibus diebus suis; nec licebit dictis Iohanni & Amicie uel alteri eorum dictum mesuagium uendere uel aliquo alio modo alienare in parte uel in toto. Et si contingat quod dicti Iohannes & Amicia uel alter eorum contra istam conuentionem uendendo uel aliquo alio modo alienando uenerit, licebit dictis fratribus dictum mesuagium sine contradictione intrare & sicut proprietatem pacifice possidere. Dicti uero Iohannes & Amicia soluent dicto hospitali singulis annis sex solidos & decem denarios, uidelicet ad duos anni terminos, scilicet ad festum sancte Marie in Marcio tres solidos & quinque denarios, ad festum sancti Michaelis tres solidos & quinque denarios; ita tamen quod dicti fratres singulis annis reddent Amicie & heredibus suis post decessum suum duos denarios ad duos anni terminos, scilicet ad festum sancte Marie in Marcio unum denarium & ad festum sancti Michaelis unum denarium. Si uero contingat quod dictus Iohannes post decessum dicte Amicie uel dicta Amicia post decessum dicti Iohannis aliquo tempore siue in sanitate siue in egritudine dictum hospitale uelit ingredi, concessum est a dicto Roberto custode hospitalis & dictis fratribus ut in dicto hospitali quis eorum uidelicet Iohannes & Amicia diucius superstes exstiterit, recipiatur & ibidem honorifice & sufficienter secundum facultates domus omnibus diebus uite sue sicut frater & soror sustentetur, proprietate tamen sepedicti mesuagii, que dictos Iohannem & Amiciam ad terminum uite sue contingebat, dicto hospitali renunciata & sine omni contradictione liberata. Si uero dicti Iohannes & Amicia uel alter eorum de sepedicto mesuagio calumpnientur ab aliquo, dicti fratres dictum mesuagium ad uitam dictorum Iohannis & Amicie uel alterius eorum ipsis uel alteri eorum contra omnes warantizabunt. Concessum est eciam a dicto Roberto capellano, custode dicti hospitalis, & dictis fratribus dictis Iohanni & Amicie uel alteri eorum qui diucius uixerit quod habeant fornasium de metallo ad braciandum sine omni calumpnia dictorum custodis & fratrum dicti hospitalis omnibus diebus suis, non obstante testamento Roberti Waldri primi mariti dicte Amicie. Et eciam dicti fratres pauimentum in strata regia ex opposito dicti mesuagii ad sumptus suos proprios secundum consuetudinem uille facient per hanc nostram conuentionem. Et ne hec concessio, dimissio & liberatio ad terminum obliuioni tradatur, ex utraque parte fideliter obseruandum affidatum est & iuratum. Partes etiam alterna signa alternis scriptis apposuere. Hiis testibus, Galfrido de Stocwelle tunc maiore Oxonie, Laurencio Log, Iohanne Pille prepositis, Philippo Molendinario, Henrico Symeon, Petro Toraldi,

Thoma de Submuro, Pentecuste, Willelmo de Wintonia, Andrea Halegod & aliis.[1]

279.

[Amicia, once more a widow, surrenders her lease.]

S. Peter in E. 25 E Cart. fol. 10r Mich. 1252–Mich. 1253

Sciant presentes & futuri quod ego Amicia relicta Roberti Waldri in libera uiduitate mea & in plenaria potestate mea dedi & concessi & hac presenti carta mea confirmaui pro me & heredibus meis in perpetuum deo & beate Marie & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus in puram, liberam & perpetuam elemosinam pro salute anime mee & antecessorum & successorum meorum illud tenementum cum pertinenciis quod fuit Osberti Fabri, quod iacet inter terram que fuit Symonis Cordiwanarii & terram que fuit Aylwini le Turnur in parochia sancti Petri uersus portam orientalem Oxonie; concessi etiam eisdem fratribus pro salute anime mee & antecessorum & successorum meorum tres solidatos annui redditus & sex denariatos quos solebam recipere annuatim de domo Willelmi Ioye[2] extra portam orientalem Oxonie; habendum & tenendum dictum tenementum cum pertinenciis cum predictis tribus solidatis annui redditus & sex denariatis predictis fratribus & eorum successoribus pro me & heredibus meis libere & quiete, bene & in pace; reddendo inde annuatim capitali domino dimidiam marcam argenti pro omni seculari seruicio, exaccione & demanda. Ego uero Amicia & heredes mei dictum tenementum cum pertinenciis & dictas [*sic*] tres solidat[as] annui redditus & sex denariat[as] dictis fratribus & eorum successoribus warantizabimus contra omnes homines & feminas, acquietabimus & defendemus in perpetuum. Et ut hec mea donatio, concessio & confirmatio rata sit & stabilis in perpetuum, huic scripto sigillum meum apposui. Hiis testibus, Galfrido de Henkesteheye, Iohanne de Colewelle[3] [*sic*] tunc prepositis Oxonie, Waltero Aurifabro, Galfrido Aurifabro, Nicholao de Kingestone, Waltero de Oseneye, Waltero de Kingestone, Galfrido clerico & aliis.[4]

[1] Seal, green, circular, $1\frac{3}{8}$ in., a fleur-de-lis; S' AMICE FEMINA ROBERTI WALDRI.

[2] For William Joye see no. 67.

[3] The Cart. changes this to *Colishulle*, and rightly.

[4] At the foot 'Transcrib''. This deed shows how hard it is to judge of the legal purport of these early deeds from the formula that is used. Although Amicia was only tenant for life she uses the formula proper for an owner.

280.

[The Hospital grants a perpetual lease to John Fileking.]

S. Peter in E. 25 D Prob. Mich. 1255–Mich. 1256

Sciant presentes & futuri quod ego frater Henricus custos hospitalis sancti Iohannis extra portam orientalem Oxonie & uniuersi fratres eiusdem loci unanimiter dedimus & concessimus & hac presenti carta nostra confirmauimus Iohanni Filekinke quoddam mesuagium cum omnibus pertinenciis scilicet illud idem mesuagium quod Robertus Waldri tenuit situm inter terram Willelmi le Spicer ex una parte & terram Ricardi Waldri ex altera in magno uico in parochia sancti Petri uersus portam orientalem Oxonie; habendum & tenendum de nobis & de successoribus nostris dicto Iohanni Filekinke & heredibus suis uel assingnatis suis uel quibuscumque dare uel uendere uoluerit, exceptis uiris religiosis & Iudeis, & eciam Uniuersitate, in perpetuum, in feodo & in hereditate libere & quiete, integre & pacifice ac sine ulla contradiccione; reddendo inde annuatim nobis & successoribus nostris uiginti[1] solidos ad quatuor anni terminos, scilicet ad Natale Domini quinque solidos argenti, ad festum sancte Marie in Marcio quinque solidos, ad festum sancti Iohannis Baptiste quinque solidos et ad festum sancti Michaelis quinque solidos pro omni seruicio seculari, exaccione & demanda. Et ego predictus frater Henricus custos & fratres nostri & successores nostri totum illud mesuagium cum pertinenciis suis predicto Iohanni & heredibus suis uel assignatis suis contra omnes homines & feminas warentizabimus & defendemus in perpetuum. Pro hac autem donacione & concessione & confirmacione & warentizatione & defensione habenda dedit nobis predictus Iohannes sex marcas argenti et dimidiam in gersummam pre manibus. Et sciendum quod ego predictus Henricus custos & fratres predicti & successores nostri habebimus liberum ingressum & exitum ad namiandum in eodem tenemento quocienscumque euenerit quod aliquid de predicto redditu aretro fuerit, donec nobis & successoribus nostris plenarie reddatur. Et ut hec omnia predicta firma & stabilia permaneant in perpetuum, ego predictus frater Henricus custos & fratres nostri hoc presens scriptum sigilli nostri inpressione corroborauimus. Hiis testibus, Adam Feteplace tunc maiore, Adam Submuro, Roberto Alutario tunc prepositis, Iohanne Cursi, Thoma Submuro, Rogero le Batur, Waltero

[1] uinginti, MS.

Kypeharme,[1] Ricardo de Huntindone, Willelmo de Chiltone, Willelmo le Spicer, Ricardo Waldri, Roberto Clerico & multis aliis.[2]

281.

[John Fileking grants all his lands to Agnes del Peke.]

S. Peter in E. 26 D Mich. 1273–Mich. 1274

Sciant presentes & futuri quod ego Iohannes Fillekynge dedi, concessi, & hac presenti carta mea confirmaui Agneti filie Galfridi del Peke omnes terras meas & tenementa mea quas & que habeo in uilla Oxonie & extra cum omnibus pertinenciis suis sine aliqua diminucione; habenda & tenenda de me & heredibus meis uel meis assignatis sibi & heredibus suis uel suis assignatis, cuicumque dare, uendere uel legare uoluerit tam in egritudine quam in sanitate libere, quiete, pacifice, integre & bene in omnibus in perpetuum; reddendo inde annuatim michi & heredibus meis uel assignatis dicta Agnes & heredes sui uel sui assignati unum denarium ad festum sancti Michaelis & capitali domino feodi consuetum seruitium, ut in carta predicti Iohannis Fillekynge continetur, pro omni seruicio seculari, exaccione & demanda. Et ego Iohannes Fillekynge & heredes mei uel mei assignati omnes predictas terras & tenementa predicte Agneti filie Galfridi del Peke contra omnes homines mares & feminas warentizabimus, aquietabimus & defendemus inperpetuum. Pro hac autem donacione, concessione & presentis carte confirmacione dedit michi predicta Agnes filia Galfridi del Peke quadraginta marcas argenti pre manibus. Ut autem hec mea donacio, concessio & presentis carte mee confirmacio perpetue stabilitatis robur optineat, presentem cartam sigilli mei inpressione consignaui. Hiis testibus, Henrico Yweyn tunc temporis maiore Oxonie, Helya le Quilter, Nicholao Aurifabro, tunc balliuis Oxonie, Stephano Ligatore-librorum, Martino Exemplatore, Iohanne Marscallo, Henrico Fabro de Yiftele, Martino de Yiftele, Ricardo de Sandforde & multis aliis.

282.

[John Fileking grants and quitclaims the tenement to the Hospital.]

S. Peter in E. 25 B Mich. 1282–Mich. 1283

Sciant presentes & futuri quod ego Iohannes Filekyng dedi, concessi & hac presenti carta mea omnino quietum clamaui pro me & heredibus

[1] Proving that Y was pronounced as EE.

[2] With the seal of the Hospital, imperfect.

meis & meis assignatis magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie et eorum successoribus totum ius & clamium quod habui uel habere potui in illa domo que sita est in magno uico qui ducit uersus portam orientalem, inter terram predictorum fratrum ex parte una et terram quam dominus Willelmus de Swafham capellanus tenet ex altera in parochia sancti Petri orientalis in puram et perpetuam elemosinam, pro quo scilicet tenemento solebam reddere predictis magistro et fratribus predicte domus uiginti solidos annualis redditus per annum; habendum & tenendum predictis magistro & fratribus & eorum successoribus libere, quiete, bene & in pace cum omnibus suis pertinenciis imperpetuum, ita quod nec ego nec heredes mei nec aliquis nomine meo aliquod ius uel clamium in dicto tenemento de cetero poterimus exigere nec calumpniare. In cuius rei testimonium hanc presentem cartam sigilli mei impressione roboraui. Hiis testibus, Nicholao de Kyngestune tunc maiore Oxonie, Thoma de Souwi & Radulfo le Plomer tunc balliuis, Henrico Oeyn, Nicholao de Coleshulle, Iohanne Culuerd, Iohanne Sewi & aliis.

283.

[John Sewy and Katherine his wife resign their claim on this and another house.]

S. Peter in E. 35 Mich. 1284–Mich. 1285

Sciant presentes & futuri quod cum ego Iohannes filius Iohannis Sewy de Oxonia & Katerina uxor mea tulissemus breue noue disseysine coram Roberto Fulcone & Waltero de Agmodesham de duobus mesuagiis in parochia sancti Petri in oriente in Oxonia uersus fratrem Nicholaum magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & alios in breui contentos, ac per predictos iusticiarios aiurnati fuissemus coram iustic' itinerantibus apud Oxoniam anno regni regis Edwardi terciodecimo, tandem ego predictus Iohannes & Katerina filia Iohannis Fyleking uxor mea uolentes promocionem dicti hospitalis, magistri, & fratrum dicte domus dedimus, concessimus, & hac presenti carta nostra confirmauimus deo & beato Iohanni Baptiste & fratri Nicholao magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem domus & eorum successoribus predicta duo mesuagia cum omnibus pertinenciis suis libertatibus & aysiamentis infra uillam; unde unum mesuagium iacet in parochia sancti Petri in oriente iuxta mesuagium domini Willelmi uicarii de Elsefeld ex parte orientali, quod quidem mesuagium Iohannes Philekyng aliquando consueuit inhabitare, & aliud mesuagium iacet in eadem parochia iuxta mesuagium

Galfridi de Stocwelle in cimiterio sancti Petri in oriente ex parte australi; habenda & tenenda predicto magistro & fratribus & eorum successoribus de capitalibus dominis feodi libere, quiete, integre, iure hereditario in perpetuum, faciendo inde capitalibus dominis feodi pro nobis & heredibus nostris seruicia & consuetudines que ad predicta tenementa pertinent. Ego uero predictus Iohannes & Katerina uxor mea & heredes nostri predicta duo mesuagia cum omnibus pertinenciis suis predicto magistro & fratribus & eorum successoribus per predicta seruicia capitalibus dominis feodi facienda contra omnes gentes imperpetuum warantizabimus, acquietabimus & defendemus. Pro hac autem nostra donacione, concessione & presentis carte nostre confirmacione & omnino quieta clamacione dederunt nobis predicti magister & fratres decem libras argenti bone & legalis monete in gersumam pre manibus. Et ut hec omnia rata permaneant imperpetuum, hoc presens scriptum sigillorum nostrorum impressione roborauimus. Hiis testibus, Nicholao de Kyngestune tunc maiore Oxonie, Iohanne Culuerd & Thoma de Sowi tunc balliuis eiusdem uille, Henrico Oweyn, Willelmo Ypothecario, Willelmo de Ew, Philippo de Ew, Iohanne Sewy seniore, Randulpho Plumbatore, Symone Scot & aliis.[1]

284.

[John Sewy and Katherine his wife release and quitclaim the tenement.]

S. Peter in E. 21 C Mich. 1284–Mich. 1285

Sciant presentes & futuri quod ego Iohannes filius Iohannis Sewy de Oxonia & Katerina filia Iohannis Filekyng uxor mea concessimus, remisimus & penitus quietum clamauimus pro nobis & heredibus nostris uel nostris assignatis fratri Nicholao magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus & eorum successoribus totum ius & clamium quod aliquo tempore habuimus uel aliquo modo habere potuimus in duobus mesuagiis in uilla Oxonie cum suis pertinenciis; que scilicet mesuagia sita sunt in parochia sancti Petri in oriente; unde unum mesuagium iacet iuxta mesuagium domini Willelmi vicarii de Elsefeld ex parte orientali, quod quidem mesuagium Iohannes Filekyng aliquando consueuit inhabitare, & aliud mesuagium iacet in predicta parochia iuxta mesuagium Galfridi de Stocwelle in

[1] With two seals, green; on the right, pointed oval, 1½ in. × 1 in., a bird, S' CATERINE FELEKIN; on the left, circular, 1⅛ in., a star, S. IOH'IS FL'I IOH'IS . . . . *Endorsed* 'iuxta cimiterium sancti Petri ex parte australi'.

cimiterio sancti Petri in oriente ex parte australi;[1] ita quod nec nos nec heredes nostri nec nostri assignati vel aliquis nostro nomine aliquod ius uel clamium in predictis mesuagiis seculo durante uel eorum pertinenciis exigere poterimus in posterum uel uendicare imperpetuum. Pro hac autem nostra concessione, remissione & quieta clamacione dederunt nobis predicti magister & fratres decem libras argenti bone & legalis monete in gersumam pre manibus. Et ut hec omnia rata permaneant imperpetuum, hoc presens scriptum sigillorum nostrorum impressione roborauimus. Hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Iohanne Culuerd & Thoma de Sowi tunc balliuis, Henrico Oweyn, Willelmo Ypothecario, Willelmo de Ew, Iohanne de Ew, Philippo de Ew, Iohanne Sewi senior, Radulpho Plumbatore & aliis.[2]

285.

[A final concord to the same effect.]

S. Peter in E. 22 C July, 1285

Hec est finalis concordia facta in curia domini regis apud West-monasterium a die sancti Iohannis Baptiste in quindecim dies anno regni regis Edwardi filii regis Henrici terciodecimo coram Thoma de Weylaund, Iohanne de Louetot, Willelmo de Brinntone & Rogero de Leycestria iustic' & aliis domini regis fidelibus tunc ibi presentibus inter fratrem Nicholaum magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie querentem & Iohannem Sewy & Katerinam uxorem eius deforciantes de duobus mesuagiis cum pertinenciis in Oxonia; unde placitum conuencionis summonitum fuit inter eos in eadem curia, scilicet quod predicti Iohannes & Katerina recognouerunt predicta mesuagia cum pertinenciis esse ius ipsius magistri, et illa remiserunt & quietum clamauerunt de se & heredibus ipsius Katerine predicto magistro & successoribus suis & hospitali suo sancti Iohannis predicto imperpetuum. Et pro hac recognicione, remissione, quieta clamancia, fine & concordia idem magister & fratres dederunt predictis Iohanni & Katerine decem libras argenti.[3]

[1] It was on the south side of the messuage of Geoffrey de Stockwell (see no. 344), not on the south side of the churchyard but at the south-west corner.

[2] With two green seals; on the right, pointed oval, $1\frac{1}{2}$ in. × 1 in., a bird carrying a twig, S' CATERINE FELEKIN; on the left, circular, $1\frac{1}{8}$ in., a star, S' IOHIS FL'I IOHIS SEYI.

[3] This is the left-hand portion of the head of the fine; at the bottom is written 'Hosp', where on the foot of the fine would be written 'Oxon'.

286.

[The Hospital grants a lease to Agnes of Iffley.]

CYROGRAPHV

S. Peter in E. 24 D Mich. 1285–Mich. 1286

Hec est conuencio facta inter fratrem Nicholaum magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres ex una parte & Agnetam de Yfteleye que fuit quondam uxor Petri de Eya ex altera, uidelicet quod predicti magister & fratres de communi consensu concesserunt, tradiderunt & dimiserunt predicte Agnete quandam domum ad terminum uite sue, quam quidem domum Iohannes Fylekyng solebat inhabitare, & sita est in magno uico Oxonie in parochia sancti Petri in oriente inter terram predicti hospitalis ex una parte & terram domini Willelmi uicarii de Elsefeld ex altera; habendam & tenendam predictam domum cum pertinenciis suis predicte Agnete quamdiu uixerit de predictis magistro & fratribus libere & in pace; reddendo inde annuatim predictis magistro & fratribus quinquaginta solidos sterlingorum ad quatuor anni terminos, uidelicet ad Natale Domini duodecim solidos & sex denarios & ad festum beate Marie in Marcio duodecim solidos & sex denarios & ad festum Natiuitatis sancti Iohannis Baptiste duodecim solidos & sex denarios & ad festum sancti Michaelis duodecim solidos & sex denarios pro omni seruicio. Predicti uero magister & fratres predictam domum custis propriis in omnibus & per omnia sustinebunt, hoc excepto quod si per incendium proprii ignis predicta domus uel aliqua pars eiusdem domus combusta fuerit, quod absit, dicta Agnes proprio custu predictam domum reedificabit & in omnibus reparabit. Et si contingat quod predicta Agnes in solucione predicti redditus per dimidium annum defecerit, liceat predictis magistro & fratribus sine aliqua contradiccione habere ingressum in predicta domo, & cuicumque eis placuerit illam tradere inhabitandam. Predicti uero magister & fratres predictam domum cum pertinenciis predicte Agnete quamdiu uixerit pro predicto redditu contra omnes mares & feminas warantizabunt, defendent & acquietabunt. Et ad maiorem huius rei securitatem utraque pars huic scripto ad modum cirographi confecto alternatim sigilla sua apposuerunt. Hiis testibus, Iohanne Culferd tunc maiore Oxonie, Thoma de Sowi & Nicholao Aurifabro tunc balliuis, Nicholao de Kyngestune, Henrico Oweyn, Philippo de .O, Iohanne de .O, & multis aliis.[1]

[1] With the same seal as no. 287.

287.

[Agnes del Peke of Iffley quitclaims her right in the lands of John Fileking.]

Nouerint uniuersi quod ego Agnes filia Galfridi delle Peke, deyhittele,[1] in ligia uiduitate mea remisi & quietum clamaui pro me & heredibus meis totum ius & clamium quod habui uel habere potui in omnibus terris & tenementis quas uel que habui in uilla Oxonie de dono Iohannis Fileking in parochia sancti Petri orientalis magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie, ita quod nec ego uel aliquis heredum meorum uel assignatorum meorum quicquam futuris temporibus in predictis terris & tenementis possimus uendicare. In cuius rei testimonium presentibus sigillum meum apposui. Dat' Oxonie in predicto hospitali in festo sancti Mathei apostoli anno gracie MCC octuagesimo sexto.[2]

S. Peter in E. 27 D Sept. 21, 1286

288.

[Richard Pedyngtone grants to the Provost of Queen's College quitrents on The Bell and on a house in St. Michael's at Northgate.]

Sciant presentes & futuri quod ego Ricardus Pedyngtone de Oxonia filius & heres Alicie Pedyngtone dedi, concessi & hac presenti carta mea confirmaui magistro Willelmo Spencer, preposito collegii Regine in Oxonia, uiginti solidatas annui redditus exeuntes de duobus tenementis situatis in uilla Oxonie, quorum unum situatur in parochia sancti Petri in oriente, quod magister hospitalis sancti Iohannis Baptiste extra portam orientalem tenet per seruicium sex solidorum & octo denariorum, & quod tenementum vulgariter vocatur le Belle, in quo iam inhabitat Petrus Barbur; et aliud tenementum situatur in parochia sancti Michaelis ad portam borialem quod Iohannes Miltone iremonger tenet per seruicium tresdecim solidorum & quatuor denariorum per annum, quod quidem tenementum vocabatur tenementum Stephani de Adyngtone & modo unus brasiator inhabitat ibidem;[3] habendas & tenendas predictas uiginti solidatas redditus cum suis pertinenciis prefatis Willelmo Spencer, heredibus, & assignatis suis

S. Peter in E. 57 D Oct. 25, 1448

[1] This is written as one word but probably it means 'of Iffley'.

[2] Seal, brown, circular, 1 in., a star and crescent, S' AGNET' DL' EP'E D'I'.

[3] See no. 783.

imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et ego uero predictus Ricardus & heredes mei predictas uiginti solidatas redditus cum suis pertinenciis prefato Willelmo Spencer, heredibus & assignatis suis contra omnes gentes warantizabimus & imperpetuum defendemus. In cuius rei testimonium huic presenti scripto meo sigillum meum apposui; hiis testibus, Ricardo Spragot maiore uille Oxonie, Thoma Dagfeld, Iohanne North, Roberto Walford, Thoma Withyges aldremannis, Iohanne FizAlene, Oliuero Urry balliuis dicte uille & aliis multis. Dat' Oxonie uicesimo quinto die Octobris anno regni regis Henrici sexti post conquestum uicesimo septimo.[1]

289.

[Three quitrents are granted to Queen's College.]

S. Peter in E. 58 D Jan. 4, 1449

Sciant presentes & futuri quod ego magister Willelmus Spenser clericus dedi, concessi et hac presenti carta mea confirmaui preposito & scolaribus aule Regine in Oxonia uiginti solidatas annui redditus exeuntes annuatim de duobus tenementis situatis in uilla Oxonie, quorum unum situatur in parochia sancti Petri in oriente quod magister hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie tenet per seruicium sex solidorum et octo denariorum et quod tenementum uulgariter uocatur le Belle, in quo modo inhabitat Petrus Barbur, et aliud tenementum situatur in parochia sancti Michaelis ad portam borialem quod Iohannes Miltone iremongere tenet per seruicium tresdecim solidorum et quatuor denariorum per annum, quod quidem tenementum uocabatur tenementum Stephani de Adyngtone et modo unus brasiator inhabitat ibidem; et predictas uiginti solidatas annui redditus habui ex dono et concessione Ricardi Pedyngtone filii et heredis Alicie Pedyngtone; ac eciam ego prefatus magister Willelmus Spenser dedi, concessi & hac presenti carta mea confirmaui predictis preposito et scolaribus unam marcam sterlingorum annui redditus exeuntem annuatim de quodam tenemento in parochia beate Marie uirginis in uilla Oxonie predicte uocato Boreshede in alto uico extendente se ab alto uico predicto ex parte boriali usque ad viculum vocatum Iurylane[2] ex parte australi; habendas & tenendas predictas uiginti solidatas annui redditus annuatim exeuntes de duobus tenementis predictis, ac eciam predictam marcam sterlingorum annui

[1] On the back 'De hospicio campane vi s. viii d.'.
[2] Now Bear Lane; see no. 418.

redditus exeuntem annuatim de tenemento antedicto vocato Boreshede prefatis preposito et scolaribus successoribus & assignatis suis imperpetuum. In cuius rei testimonium huic presenti scripto meo sigillum meum apposui, hiis testibus, Ricardo Spragot maiore ville Oxonie, Thoma Dagfeld, Iohanne North, Robarto [*sic*] Walford, Thoma Wythyges aldermannis, Iohanne Fyzalene, Olyuero Urry balliuis dicte uille et aliis multis. Dat' Oxonie quarto die Ianuarii anno regni regis Henrici sexti post conquestum vicesimo septimo.

290.

Leases of 37 and 38 High Street.

July 10, 11 Eliz. [1569]; a lease to Henry Chipnam, barber, of a tenement and garden in the par. of St. Peter in the E. within the city of Oxford, in which he now dwells; no bounds given; 40 years; rent 33*s.* 4*d.* **Ledger F. 175**

25 Eliz. Henry Chipnam who held 'The Bell' is dead. **G. 139**

July 28, 32 Eliz. [1590]; a lease to Nicholas Claire, whitebaker, of a tenement and garden late of Henry Chipnam; a tenement of the College in the tenure of Roger Steynhooe is E., a tenement of the College in the tenure of Richard Potter is W., Queen's College orchard N.; 40 years; rent 40*s.* [The deed is headed 'The Bell'.] **G. 304**

July 25, 42 Eliz. [1600]; a lease to John Poole, cutler; Robert Steynhoe is E., Ric. Potter W.; 40 years; rent 40*s.* **H. 447**

Dec. 15, 7 Jac. [1609]; his lease is renewed; Robert Steynoe E., late Ric. Morgan W.; 40 years; rent 40*s.* **J. 347**

Dec. 2, 17 Jac., 1619; his lease is renewed; Rob. Steynoe E., Eliz. Weller W.; 40 years; rent 40*s.* **K. 222**

July 28, 14 Car., 1638; a lease to Anthony Cogan, goldsmith, of London, one of the sons of Thomas Cogan of Oxford, inholder; Anne Hastings is W.; 40 years; 40*s.* **M. 258**

Aug. 9, 1659; a lease to Josiah Lane, vintner; Henry Willis E., Ann Hastings W.; 40 years; 40*s.* **P. 147**

Aug. 9, 16 Car. II, 1664; a lease to Josiah Lane of Wallingford, doctor of physic; Walter Combes is W.; 40 years; 40*s.* **P. 461**

Jan. 24, 33 Car. II, 168½; a lease to John Wickham, gent., John Lane the younger of Deddington, gent., and Thomas Rowney, gent.; 40 years; 40*s.* **R. 607**

Dec. 6, 7 Will. III, 1695; a lease to Judith Lane of Banbury, widow; Joan Willis E., Walter Combes W.; 40 years; 40*s.* **T. 105**

Ledger W. 74 Dec. 6, 8 Ann, 1709; a lease to John Lane of Banbury, doctor of physic; same bounds; 40 years; 40*s*.

X. 288 Dec. 6, 9 Geo. I, 1722; his lease is renewed; same bounds; 40 years; 40*s*.

X. 448 Dec. 6, 12 Geo. I, 1725; a lease to the Provost of Queen's College; 40 years; 40*s*.

BB. 175 Dec. 6, 27 Geo II, 1753; the lease is renewed; 40 years; 40*s*.

DD. 533 Dec. 6, 8 Geo. III, 1767; the lease is renewed; 40 years; 40*s*.

FF. 609 Dec. 6, 22 Geo. III, 1781; the lease is renewed; 40 years; 40*s*.

a. 7 Dec. 6, 36 Geo. III, 1795; the lease is renewed; 40 years; 40*s*.

c. 15 Dec. 6, 50 Geo. III, 1809; the lease is renewed; 40 years; rent 40*s*. for the first 26 years, and £10 the last 14 years.

d. 255 Dec. 6, 1823; the lease is renewed; fine £82 10*s*.; 40 years; 40*s*. the first 12 years; then £10.

f. 71 Dec. 6, 1837; the lease is renewed; fine £97 10*s*.; 40 years; rent £10.

g. 99 Dec. 6, 1851; the lease is renewed; fine £90 10*s*.; 40 years; rent £10.

h. 45 Dec. 6, 1865; the lease is renewed; fine £90; 40 years; rent £10.

4. Katherine's Hall.

This was a narrow tenement, being 23 feet wide, as we learn from the lease of 1709, by which it was leased to Queen's College in perpetuity. At that time the College was being rebuilt, and this tenement was included in the site. In the earliest rentals it is called Aula Waldri, but from 1325 the name is Aula Katerine. It was an academic hall as late as 1376, but not in 1384. It consisted of the hall behind and two shops in front, which were let independently. Its narrow shape is explained by the fact that it was the western half of a large tenement (see no. 293) of which the eastern half was given to Oseney, and was known as Wilby Hall.

291.

[John de Botele, Matilda, and Thedolf grant a moiety of a messuage to the Hospital.]

S. Peter in E. 63 B Cart. fol. 15r c.1215–25 Sciant presentes & futuri quod ego Iohannes filius Humfridi de Botele et ego Matildis soror Radulfi filii Simonis Cordewanerii, et ego Thedolf filius predicte Matillidis concessimus, dimisimus et liberauimus hospitali sancti Iohannis ad portam orientalem Oxonie et fratribus ibidem deo seruientibus totam medietatem illius tenementi quod fuit

Radulfi filii Simonis Cordewanerii in parochia sancti Petri uersus portam orientalem Oxonie, quod tenementum est propius terre Roberti filii Waldri, & medietatem seruitii terre que fuit Ernisii Turnur[1] in eadem parochia; habendum et tenendum illis & eorum successoribus de nobis et heredibus nostris in feodo et hereditate libere, quiete, plene et integre; reddendo inde annuatim XXI denarios, de quibus acquietabunt nos et heredes nostros annuatim uersus capitalem dominum de XII denariis et ad luminare ecclesie sancti Petri uersus portam orientalem de tribus denariis, scilicet ad Natale Domini, et nobis et heredibus nostris reddent annuatim sex denarios ad festum sancti Michaelis pro omni seruitio et exaccione. Et nos & heredes nostri warantizabimus predictum tenementum cum predicto seruitio predicto hospitali et fratribus ibidem deo seruientibus et eorum successoribus contra omnes homines et feminas. Pro hac autem concessione, dimissione, liberatione, & warantizatione predicti fratres dederunt nobis decem marcas sterlingorum in gersuma de elemosinis eis datis. Et quia uolumus quod hec predicta firma et stabilia in perpetuum permaneant, hanc presentem cartam sigillis nostris confirmauimus. Hiis testibus, Toma filio Edwini tunc maiore Oxonie, Henrico filio Simeonis, Radulfo Halegod, Roberto Oein, Toraldo Allutario, Petro filio Toraldi, Laurentio Halegod, Toma Feteplace, Andrea Halegod, Ricardo Molendinario, Pentecoste, Roberto Waldri et aliis.[2]

292.

[The Hospital grants a perpetual lease to Robert Waldri.]

CIROGRAPHVM

Hec est conuentio facta inter fratres hospitalis sancti Iohannis ad portam orientalem Oxonie & Robertum Waldri & Amiciam uxorem predicti Roberti, scilicet quod predicti fratres concesserunt, dimiserunt & liberauerunt predicto Roberto & Amicie uxori eius illam terram cum pertinenciis que iacet inter terram Tome Scriptoris & terram predicti Roberti in parrochia sancti Petri uersus portam orientalem Oxonie; habendam & tenendam predictis Roberto & Amicie & assignatis pre- **S. Peter in E. 41 A Cart. fol. 6v Mich. 1227–Mich. 1228**

[1] Ernisius le Turnur, as we learn from Oseney deeds, occupied a tenement next to Wilby Hall on the east, and therefore next but one to Katherine's Hall.

[2] At the foot 'Transcrib''. With three seals, grey varnished green; on the right circular, 1⅜ in., a fleur-de-lis, SIGILL' THEDOLF FILII MATILL'; in the middle, pointed oval, 1⅜ in. × 1 in., a pattern, SIGILL' MATILLIDIS SORORIS RAD'I; on the left circular, 1½ in., a fleur-de-lis, SIGILL' IOH'IS FIL' VMFRIDI.

dicti Roberti de fratribus predicti hospitalis libere, quiete & integre, imperpetuum; pro qua terra predicti Robertus & Amicia quamdiu uiuent reddent annuatim fratribus predicti hospitalis decem solidos ad quatuor terminos anni, scilicet ad festum sancti Michaelis duos solidos & sex denarios, & ad Natale domini duos solidos & VI denarios, & ad festum sancte Marie in Marcio duos solidos & VI denarios, & ad Natiuitatem sancti Iohannis II solidos & VI denarios. Et post obitum predictorum Roberti & Amicie uxoris eius assignati predicti Roberti reddent annuatim fratribus predicti hospitalis pro predicta terra unam marcam ad predictos terminos; et dabunt unam marcam in gersumma predictis fratribus. Et predicti fratres warantizabunt predictam terram cum pertinenciis predicto Roberto Waldri & Amicie uxori eius quamdiu uiuent, & post obitum predicti Roberti & Amicie uxoris eius predicti fratres warantizabunt predictam terram assignatis predicti Roberti, exceptis uiris religiosis sed non exceptis fratribus predicti hospitalis. Et ut hec conuentio rata permaneat, ex utraque parte affidata est & sigillis eorum alternatim confirmata. Hiis testibus, Iohanne Pady tunc maiore, Iordano Ruffo, Petro filio Turoldi tunc prepositis, Roberto Oein, Philippo Molendinario, Ricardo Molendinario, Rogero Petit, Andrea Halegod, Laurentio Halegod, Toma Scriptore & aliis.[1]

293.

[Lucia, daughter of Simon, grants to the Hospital a rent of ten shillings due from the other moiety of the messuage.]

Misc. 332 Cart. fol. 13v Mich. 1252–Mich. 1253

Sciant presentes & futuri quod ego Lucia filia Symonis le Corduaner dedi & concessi & hac presenti carta mea confirmaui pro me & heredibus meis in perpetuum hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci & eorum successoribus in puram & perpetuam elemosinam decem solidos annui redditus percipiendos quatenus solitus fui percipere, uidelicet de terra magistri Iordani rectoris ecclesie de Merse & iacet inter terram Ricardi Waldri ex una parte & terram Thome filii Walteri ex altera; habendos & tenendos predicto hospitali & predictis fratribus & eorum successoribus de me & heredibus meis libere, quiete, bene & in pace, ab omni seculari seruitio, exactione & demanda. Ut autem omnia prescripta robur

[1] The cut through the word CIROGRAPHVM is straight not indented. A portion of one seal remains; circular, 1⅛ in., a pattern, SIGILLVM ROBERTI . . . . . This is in the hand of William Clericus.

firmitatis in perpetuum optineant presenti scripto sigillum meum apposui. Hiis testibus, domino Nicholao de Hanred tunc uicecomite Oxon, Iohanne de Colesulle, Galfrido de Henkesteseie tunc prepositis Oxonie, Waltero Aurifabro, Galfrido fratre eius, Willelmo de Chiltone, Waltero Keppeharme, Ricardo de Hontindone et aliis.[1]

294.

[John, son of Thomas, quitclaims his right in the second moiety of the messuage.]

S. Peter in E. 59 A c. 1255

[Sciant presen]tes & futuri quod ego Iohannes filius Thome Scriptoris dimisi & quietum clamaui pro me & heredibus meis in puram & perpe[tuam elemosina]m fratribus sancti Iohannis extra portam orientalem Oxonie totum ius meum & clamium quod habui uel habere potui in [terra illa cum] pertinenciis quam magister Iordanus rector ecclesie de Merse tenet, que iacet inter terram Ricardi Waldri ex una parte et terram Thome filii [Walteri], nichil iuris uel clamii michi uel heredibus meis retento in perpetuum. Et in huius rei testimonium huic scripto sigillum meum [apposui]. Hiis testibus, Galfrido de Stokwelle, Willelmo de Chiltone, Waltero Keppeharme, Ricardo de Hontendone, Wymundo le Lingedrapere, [ ] Samplarier, Galfrido Belewe clerico et aliis.[2]

[1] At the foot 'Transcrib''. The deed is in the hand of Galf' Belewe. This and the next deed are concerned not with Katherine's Hall but with Wilby Hall, adjoining on the east, which became the property of Oseney. The tenement of Simon le Cordwainer was divided between his two daughters; Matildis had the west portion and Lucia the east. The former was granted to the Hospital and was occupied by Richard Waldri; the latter, as we learn from Oseney deeds, was granted by Lucia to Thomas Scriptor for a perpetual rent of ten shillings; and from the same source we learn that it belonged to magister Jordanus about the years 1246–66. Our deed cannot be about Katherine's Hall; for the deeds already printed show that Richard Waldri did not hold at any time the tenement called *domus Fileking*. We cannot tell what became of this rent of ten shillings; in 1285 it was paid by Oseney to Sara, daughter of William le Marshal. The Hospital may have exchanged the rent for some rent or property of the Marshals.

[2] Seal, light green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a fleur-de-lis, S' IOH'NIS SCRIPTORIS. The deed is imperfect. John had no rights to surrender; his father had sold the house twenty years earlier, as we learn from Oseney deeds. In the hand of Galfridus Belewe.

295.

[Richard Waldri grants and quitclaims his messuage to the Hospital.]

S. Peter in E. 62 C Cart. fol. 17r Mich. 1278–Mich. 1279

Sciant presentes & futuri quod ego Ricardus Waldri dedi, concessi & hac presenti carta mea confirmaui & omnino quietum clamaui pro me et heredibus meis uel meis assignatis fratri Waltero tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus in liberam, puram & perpetuam elemosinam unum mesuagium cum omnibus suis pertinentiis, quod mesuagium scitum est inter mesuagium abbatis de Oseneye et mesuagium quondam Iohannis Fileking' in parochea [*sic*] beati Petri orientalis Oxonie; habendum & tenendum predictis confratribus & successoribus suis predictum mesuagium cum omnibus suis pertinenciis & cum omni iure & clamio quod ego predictus Ricardus uel heredes mei uel assignati mei in dicto mesuagio habuimus uel aliquo modo habere potuimus libere, quiete, bene & in pace imperpetuum ab omni seruicio seculari, consuetudine, exaccione, & demanda. Et ut hec mea donatio, concessio, carte mee confirmatio et quieta clamatio rata & stabilis & inconcussa imperpetuum permaneat, hoc scriptum sigilli mei impressione roboraui. Hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Nicholao Aurifabro, Henrico de Gamage tunc balliuis, Henrico Owayn, Waltero Aurifabro, Galfrido Aurifabro, Elis le Quilter, Willelmo Pille, Iohanne Fileking', Ricardo de Eppewelle & aliis.[1]

296.

[The Hospital grants a lease for sixty years.]

S. Peter in E. 2 D Mar. 25, 1397

Hec indentura testatur quod frater Ricardus Tewe magister hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratres unanimi consensu concesserunt, tradiderunt & ad firmam dimiserunt Iohanni Hardyng, Elizabeth uxori eius, Iohanni Serle & Isabelle sorori sue quoddam mesuagium suum in parochia sancti Petri in oriente ville Oxonie situatum inter tenementum predictorum magistri ex parte occidentali quod Willelmus Southam tenet de eisdem & quamdam aulam vocatam Wylbyhalle ex parte orientali: habendum & tenendum predictum mesuagium

[1] This deed is in the hand of Richard de Eppewelle; in the Cartulary, which is also in his hand, the spelling *parochea* is common.

cum omnibus suis pertinenciis prefatis Iohanni, Elizabeth, Iohanni & Isabelle sorori sue de predictis magistro, confratribus, & successoribus suis a die confeccionis presencium usque ad finem termini sexaginta annorum proximo sequencium & plenarie completorum. Et predicti Iohannes & Elizabeth uxor eius quamdiu vixerint infra terminum predictum reddent inde annuatim predictis magistro, confratribus & successoribus suis decem solidos legalis monete ad quatuor anni terminos ibidem usuales equis porcionibus. Et si contingat predictum Iohannem Serle & Isabellam sororem eius superuiuere predictum Iohannem Hardyng & Elizabeth uxorem suam & statum predictum possidere, tunc predicti Iohannes Serle & Isabella soror eius reddent annuatim predictis magistro, confratribus et successoribus suis duodecim solidos legalis monete modo supradicto. Et predicti Iohannes Hardyng, Elizabeth uxor eius, Iohannes Serle & Isabella soror eius predictum mesuagium cum uno jotey[1] decent[i] iuxta altum vicum ac eciam unam domum in gardino eiusdem mesuagii longitudinis triginta pedum & latitudinis quatuordecim pedum pro aula & camera de nouo edificabunt siue facient edificari infra quatuor annos proximo sequentes post datam presencium de bono meremio et competenti cum coopertura ad utramque domum lapidia sumptibus suis propriis & expensis in omnibus. [The tenants shall keep the buildings in repair. The owners may reoccupy them, if the rent is withheld.] Hiis testibus, Ricardo Garstone tunc maiore ville Oxonie, Iohanne Spycer & Iohanne Burbrygge tunc balliuis eiusdem, Willelmo Daguyle, Iohanne Schawe, Waltero Bone & Iohanne Hyckes tunc aldermannis eiusdem, Willelmo Southam, Gylberto Burtone, Thoma Brewer, Iohanne Garsyndone & multis aliis. Dat' apud Oxoniam in festo Annunciacionis beate Marie, anno regni regis Ricardi secundi post conquestum decimo nono.[2]

297.

[Another lease.]

S. Peter in E. 8 A Mar. 25, 1412

Hec indentura testatur quod frater Ricardus Tywe, magister hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratres unanimi consensu concesserunt, tradiderunt

[1] This word occurs again in no. 430. In each case the 'jotey' is towards the street, and is to be handsome. For these reasons it seems that it must mean *porch* rather than *buttress*, or *pent-house*.

[2] The deed has only two tags of parchment, but each tag had two seals. The date is wrong; the names of the witnesses show that we should read 'vicesimo' for 'decimo nono'.

& ad firmam dimiserunt Iohanni Hardyng, Iohanni Hardyng & Ricardo filiis eiusdem quoddam mesuagium in parochia sancti Petri in oriente uille Oxonie situatum inter tenementum predictorum magistri & confratrum ex parte occidentali quod Thomas Cook tenet de eisdem & quamdam aulam uocatam Wilby Hall ex parte orientali; quod quidem mesuagium predictus Iohannes Hardyng antea inhabitauit & de nouo edificauit; habendum & tenendum predictum mesuagium cum omnibus suis pertinenciis prefatis Iohanni Hardyng, Iohanni Hardyng & Ricardo filiis eiusdem de predictis magistro & confratribus & successoribus suis a die confeccionis presencium usque ad finem termini quadraginta quatuor annorum proximorum sequencium & plenarie completorum. Et predictus Iohannes Hardyng quamdiu uixerit infra terminum predictum reddet inde annuatim predictis magistro, confratribus & successoribus suis decem solidos legalis monete ad quatuor anni terminos ibidem usuales equis porcionibus. Et si contingat predictos Iohannem & Ricardum filios Iohannis supradicti superuiuere prefatum Iohannem Hardyng patrem ipsorum & statum predictum possidere, tunc predicti Iohannes & Ricardus reddent annuatim predictis magistro, confratribus & successoribus suis duodecim solidos legalis monete modo supradicto. [The tenants are to keep the building in repair. If they fail to pay the rent, or if they all die the owners are to recover possession. Clause of sealing], hiis testibus, Iohanne Merstone tunc maiore uille Oxonie, Iohanne Gibbys & Willelmo Goodman tunc balliuis eiusdem, Edmundo Kenyan, Iohanne Spront aldermannis eiusdem, Gilberto Burtone, Thoma Brywere & Iohanne Garsindone & multis aliis. Dat' apud Oxoniam in festo Annunciacionis beate Marie Uirginis anno regni regis Henrici quarti post conquestum Anglie terciodecimo.

298.

[Richard Harding surrenders the residue of the lease.]

S. Peter in E. 6 C Aug. 15, 1433

Omnibus ad quos presens scriptum peruenerit Ricardus filius Iohannis Hardyng nuper de Oxonia bedelli salutem. Cum Ricardus Tywe magister hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratres concesserint, tradiderint & ad firmam dimiserint per quoddam scriptum suum indentatum Iohanni Hardyng patri meo, Iohanni Hardyng fratri meo, & michi per nomina Iohannis Hardyng, Iohannis & Ricardi filiorum eiusdem

quoddam mesuagium in parochia sancti Petri in oriente uille Oxonie situatum inter tenementum predictorum magistri & confratrum ex parte occidentali quod Thomas Cook tenuit de eisdem & quandam aulam uocatam Wilbyhalle ex parte orientali, in quo quidem mesuagio predictus Iohannes Hardyng pater meus nuper inhabitauit; habendum & tenendum predictum mesuagium cum omnibus pertinenciis suis prefatis Iohanni Hardyng, Iohanni Hardyng & Ricardo filiis eiusdem a festo Annunciacionis beate Marie anno terciodecimo regni regis Henrici quarti nuper regis Anglie usque ad finem termini quadraginta quatuor annorum ex tunc proximo sequencium; reddendo inde annuatim prefatis magistro & confratribus & successoribus suis durante uita predicti Iohannis patris mei infra terminum predictum decem solidos, et post decessum suum, Iohanne fratre meo & me tunc uiuentibus & statum predictum possidentibus, duodecim solidos ad quatuor anni terminos ibidem usuales; et si contingat predictum redditum ad aliquem terminum quo solui debeat per decem dies aretro existere durante termino predicto uel predictum mesuagium non sustentari, emendari & reparari si necesse fuerit, seu predictos Iohannem, Iohannem & Ricardum infra terminum predictum obire, bene liceret prefatis magistro, confratribus & successoribus suis predictum mesuagium cum omnibus edificiis & aisiamentis & pertinenciis suis quibuscumque ingredi & in manus suas seisire & penes se retinere in pristino statu suo sine contradiccione aliquali; Sciatis me dictum Ricardum filium Iohannis Hardyng predicti, habita consideracione quod predictus Iohannes pater meus ab hac luce migrauit, et ut magister, confratres & successores sui pro salute anime sue imperpetuum deprecentur, sursum reddidisse, remisisse & relaxasse ac omnino pro me, heredibus & assignatis meis quietum clamasse prefatis magistro & confratribus suis totum statum meum & ius que in eodem mesuagio bene & competenter sustentato, reparato & emendato cum pertinenciis eiusdem habui, habeo seu in futurum habere potero uirtute illius concessionis magistri & confratrum predictorum, ita quod nec ego predictus Ricardus nec heredes mei seu aliquis alius nomine meo causa reseisine, ingressionis siue retencionis mesuagii predicti cum eiusdem edificiis, aisiamentis & pertinenciis suis de cetero exigere, clamare vel vendicare poterimus in futurum sed ab omni accione iur*is* & clam*ei* inde sumus exclusi per presentes, iure tamen quod Iohannes frater meus habet seu in futurum habere poterit in mesuagio predicto cum pertinenciis eiusdem in omnibus semper saluo. In cuius rei testimonium sigillum meum presentibus apposui.

Dat' quintodecimo die Augusti anno regni regis Henrici sexti post conquestum undecimo.

299.

[The Hospital grants a lease to Peter Gyles.]

S. Peter in E. 26 B Mar. 4, 1445

Hec indentura facta inter Ricardum Vyse magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratres ex parte una & Petrum Gyles de Oxonia barbour ex parte altera testatur quod predicti magister & confratres unanimi assensu & consensu concesserunt, tradiderunt, & ad firmam dimiserunt prefato Petro illud tenementum eorum cum shopa, curtilagio & gardino quod situatur in parochia sancti Petri in oriente Oxonie, inter tenementum abbatis & conuentus de Oseneia quod uocatur Wilibihalle ex parte orientali & hospicium predictorum magistri & confratrum quod uocatur The Belle ex parte occidentali; habendum & tenendum predictum tenementum cum shopa, curtilagio & gardino ac omnibus suis pertinenciis prefato Petro & assignatis suis a festo Annunciacionis beate Marie proximo futuro post datam presencium usque ad finem termini uiginti annorum proximo extunc sequencium & plenarie completorum; reddendo inde annuatim prefatis magistro & confratribus ac eorum successoribus quindecim solidos & octo denarios sterlingorum ad quatuor anni terminos in Oxonia usuales. [The tenant shall keep the buildings in repair; the owners may occupy them, if the rent is not paid.] Hiis testibus, Roberto Walford maiore ville Oxonie, Thoma Dagvile & Iohanne Northerne & Thoma Wythiges & Ricardo Spragot aldremannis, Michaele Norton clerico dicte ville & Iohanne Ludlow & aliis. Dat' Oxonie in dicto nostro hospitali quarto die Marcii anno regni regis Henrici sexti post conquestum [vicesimo tercio].

300.

Leases.

Ledger F. 167

Dec. 10, 11 Eliz. [1568]; a lease to William Holbeck, shoemaker, of a tenement in which he dwells in the parish of St. Peter in the E.; no bounds are given; 30 years; rent 30*s*.

G. 161

June 3, 28 Eliz. [1586]; a lease to Robert Steyno, cook, of a tenement late in the tenure of William Holbeck, bounded by a tenement of Queen's College in the tenure of Nicholas Beck, cutler, E., Queen's

College N., a tenement of Magd. College called The Bell now in the tenure of Nicholas Cook, skinner, W.; 40 years; rent 30*s*. Ledger

July 27, 39 Eliz. [1597]; his lease is renewed; late Nicholas Beck E., Nicholas Clare, baker, W.; 40 years; rent 30*s*. H. 264

Dec. 5, 5 Jac. [1607]; his lease is renewed; Richard Bird, grocer, E., Nicholas Clare, baker, W.; 40 years; rent 30*s*. J. 223

Dec. 6, 21 Jac., 1623; his lease is renewed; John Bird, grocer, E., 'The Bell' in the tenure of Nicholas Clare, W.; 40 years; 30*s*. L. 47

Dec. 2, 13 Car., 1637; his lease is renewed; same bounds; 40 years; 30*s*. M. 223

Nov. 20, 1655; a lease to Henry Willis, yeoman; Anthony Slatford, cutler, E., a tenement 'sometime called The Bell' late in the tenure of Eliz. Clare, widow, W.; 40 years; 30*s*. O. 688

Dec. 26, 18 Car. II, 1666; his lease is renewed; Mrs. Eliz. Langbane is E., Josiah Lane W.; 40 years; 30*s*. P. 662

Jan. 18, 32 Car. II, 168$\frac{9}{1}$; a lease to Henry Willis, gent.; Mr. Potter is E.; 40 years; 30*s*. R. 532

Dec. 6, 6 Will. and Mary, 1694; a lease to Joan Willis, widow; bounds as in 18 Car. II; 40 years; 30*s*. T. 19

Dec. 6, 6 Ann, 1707; a lease to Francis Willis of London, merchant; same bounds; 40 years; 30*s*. U. 326

Dec. 6, 8 Ann, 1709; a lease to Queen's College of a plot of ground whereon three tenements lately stood in the tenure of Francis Willis; it measures 199 ft. N. to S., in breadth at the S. end 23$\frac{1}{2}$ ft., at the N. end 21 ft. 10 inches; 40 years; rent £4. And the President and Scholars, in respect of the rent of £4 which was before but 30*s*., grant that at the request of the Provost and Scholars at any time before the expiration of this lease they will without fine grant a new lease for another 40 years under the same covenants. W. 58

Dec. 6, 1723; the lease is renewed in the same words. X. 352

Dec. 6, 1737; " " " " Z. 242

Dec. 6, 1749; " " " " AA. 475

Dec. 6, 1777; " " " " FF. 302

Dec. 6, 1805; the lease is renewed in the same words except that the rent is now 30*s*. b. 153

A memorandum that in 1806 this tenement was sold to Queen's College for £145 2*s*. 6*d*. following the form of conveyance used in Ledger a. p. 203. b. 158

5 AND 6. DOMUS GLATTON AND ST. NICHOLAS ENTRY.

East of Wilby Hall came three tenements, each of them paying a quit-rent to the Hospital. Domus Glatton, which was next to Wilby Hall, paid 2*s.* 10*d.* in 1293, when Alicia le Mercer was the owner; in all the later rentals the sum is two shillings. Probably the Hospital obtained this money by deed no. 291, under the words 'half the service of Ernisius le Turnur'; for we know from Oseney deeds that Ernisius occupied this house. The name 'domus Glatton' is only found in the deeds and accounts of Queen's College, and Nicholas de Glatton did not hold it until the fourteenth century.

Next was a hall called St. Nicholas Entry, from which the Hospital received ten shillings. It is not known how this rent was obtained, but it may have been by the gift of Henry, son of Ailwin le Turnur. The rent is mentioned in the *Hundred Rolls* of 1279, where we learn that Elyas le Quilter paid to the Hospital ten shillings a year from the house next to Alicia le Mercer. A deed of 1307 shows an arrangement that was made about this rent.

301.

[Henry, son of Ailwin le Turnur, grants to the Hospital the land which had been of Herbert Textor.]

S. Peter in E. 43 B Cart. fol. 13v c. 1220–5

Sciant presentes & futuri quod ego Henricus filius Ailwini le Turnur dedi et concessi in puram & perpetuam elemosinam deo & hospitali sancti Iohannis ad portam orientalem Oxonie pro salute anime mee et animabus antecessorum meorum totam terram quam Ailwinus pater meus emit de Hereberto Textore, que iacet inter terram que fuit Godwini Hochut et terram que fuit Ernaldi Turnur in parrochia sancti Petri uersus portam orientalem Oxonie; habendam & tenendam fratribus predicti hospitalis & eorum successoribus solute & quiete & integre in perpetuum pro me & heredibus meis, reddendo inde annuatim pro me & heredibus meis capitali domino tres solidos pro omni seruitio, scilicet ad festum sancte Marie in Marcio XVIII denarios & ad festum sancti Michaelis XVIII denarios. Et ut hec predicta firma et inconcussa in perpetuum permaneant, hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Thoma filio Edwini, tunc maiore Oxonie, Waltero filio Iohannis, Ricardo Molendinario, Petro filio Toraldi, Roberto Waldri, Reginaldo de Cimiterio & aliis.[1]

[1] At the foot 'Transcrib''. Seal, light green with a darker varnish, circular, a fleur-de-lis, S' HENRICI FILII AILWIN. In the hand of William Clericus.

302.

[The Hospital agrees to set apart a rent of ten shillings for the chapel of the Hospital.]

Omnibus sancte matris ecclesie filiis hoc scriptum inspecturis frater Nicholaus magister hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & fratres eiusdem loci salutem temporalem & eternam. Noueritis nos ex unanimi consensu & assensu totius capituli nostri ad requisitionem & supplicacionem Roberti de Swynebroke assignasse, concessisse & presenti scripto confirmasse capelle sancti Iohannis predicte [*sic*] hospitalis nostre decem solidos annui redditus ad usum & incrementum luminar[is] predicte capelle annuatim percipiendos de tenemento quod fuit quondam Iohannis Log in parrochia sancti Petri in oriente; quod quidem tenementum Robertus de Wyleby[1] postmodum in feodo tenebat; habendos & percipiendos de tenemento prefato, ut predictum est, ad quatuor anni terminos principales & usuales pro equali porcione ad usum prenotatum libere, pacifice, & imperpetuum. Nos uero & successores nostri hanc concessionem, assignationem & confirmacionem ratificantes uolumus ut quicumque predictum redditum decem solidorum ad predictum luminare deputatum in alios usus conuertere presumpserit uel alienare, sentenciam excommunicationis incurrat ipso facto. Pro hac autem concessione, assignatione, & confirmatione dedit nobis predictus Robertus caritatis intuitu & pro salute sue anime octo marcas sterlingorum pre manibus. Et ad perpetuam huius rei memoriam sigillum nostrum commune apposuimus presenti scripto. Dat' in capitulo nostro die sancti Hilarii anno regni regis Edwardi filii regis Henrici tricesimo quinto; hiis testibus, Iohanne de Dokelyntone tunc maiore Oxonie, Waltero de Wycumbe & Willelmo Pennard tunc balliuis eiusdem uille, Roberto de Wormehale, Iohanne de Coleshulle & aliis multis.[2]

S. Peter in E. 53 D Jan. 13, 1307

7. Nether Windmill.

Next to St. Nicholas Entry was a tenement called Nether Windmill in the rentals of the Hospital, but Windmill Hall in the records of Queen's College; from this the Hospital received a rent of 3*s.* 4*d.*; it is uncertain how it was obtained, but if the following deeds refer to this tenement, the

[1] We know from deeds at Queen's College that St. Nicholas Entry was held by Robert de Wilby, and it was sometimes known as Wilby's Court.

[2] With two tags for the seals.

tenement was acquired by Ailwin Turnur before 1209; his son sold it to Henry Simeon, who gave it to the Hospital. As in many other cases, it must have been granted away on a perpetual lease at a rent of 3*s.* 4*d.* There is no doubt that deed no. 305 refers to this tenement, for it is called 'domus Log' in the rental of 1293. A slight confirmation of this arrangement of the charters is found in that Thomas Submuro, who was the neighbour on the east in 1254 bore the name Thomas filius Walteri, so that he may have been son to Walterus filius Iohannis, who lived in that house before 1209.

These three tenements from which the Hospital received rents were acquired by Queen's College by 1365, and from that time the Provost of Queen's paid 15*s.* 4*d.* yearly to the Hospital, and afterwards to Magdalen, until in 1496 the quitrents were redeemed. As we learn from a deed at Queen's, Magdalen surrendered the rent of 15*s.* 4*d.* and the house at the south-east corner of the College at the junction of High Street and Queen's Lane, and received in return quitrents amounting to £1 13*s.* 4*d.* (see no. 418).

303.

[Matilda Huchut grants a tenement to Ailwin Tornarius.]

S. Peter in E. 80 B c. 1205–9

Sciant presentes & futuri quod ego Matillis filia Godwini Huchut concessi & dimisi & liberaui & hac presenti carta mea confirmaui Ailwino Tornario illam terram meam in magno uico uersus portam orientalem Oxonie que fuit Godwini patris mei, que latet[1] inter terram Ailwini Tornarii & inter terram Walteri filii Iohannis, illi & heredibus suis habendam & tenendam de me & de heredibus meis in feodo & hereditate plene & integre, libere & quiete pro quatuordecim denariis annuatim inde reddendis ad duos terminos anni uidelicet VII denarios ad festum sancti Michaelis & VII denarios ad festum sancte Marie in Marcio. Et ego predicta Matillis & heredes mei warantizabimus predictam terram predicto Ailwino & heredibus suis contra omnes homines, mares & feminas. Et pro hac concessione & dimissione & liberacione & presentis carte mee confirmacione & warantizacione predictus Ailwinus dedit michi XXIIII solidos in gersum. Et ut hec omnia sicut prediuisa sunt, rata & inconcussa permaneant presentem cartam meam sigillo meo confirmaui. His testibus, Laurencio Kepharm, Waltero filio Iohannis, Rogero Paruo, Toma Scriptore, Alexandro Fabro, Willelmo Aurifabro, Willelmo Fabro, Willelmo Cupario, Henrico Carpentario, Thoma Uitreario & multis aliis.[2]

[1] It is clearly not 'iacet'.

[2] Seal, green, circular, 1½ in., a fleur-de-lis, SIGILLVM MATILLID'. There is ground for thinking that Laurence Kepeharm died in 1209.

304.

[Henry Simeon grants the land to the Hospital.]

Sciant presentes & futuri quod ego Henricus filius Simeonis dedi & concessi deo & beate Marie & hospitali sancti Iohannis Baptiste sito extra portam orientalem Oxonie pro anima mea et patris mei et matris mee & uxorum mearum terram quam Elwinus le Turnur & post Henricus filius suus tenuerunt de me & quam postea emi de Rogero filio dicti Elwini in parochia beati Petri in Oxonia; tenendam in perpetuum; reddendo inde annuatim michi et heredibus meis tres solidos scilicet ad Annuntiationem beate Marie decem et octo denarios et ad festum sancti Mikaelis decem et octo denarios pro omni seruicio. Ut autem mea donacio & concessio rata & stabilis permaneat, eam sigilli mei appositione confirmaui. Hiis testibus, Toma filio Edwini tunc maiore, Philippo Molendinario, Turaldo le Cordewaner, Iohanne Padi, Laurentio Halegot, Andrea fratre eius, Aluredo de Elmeley, Ricardo Bodin, Thoma filio Widonis, Henrico filio Henrici, Willelmo Crampe, Iohanne de Kingestune et aliis.[1]

S. Peter in E. 40 B Cart. fol. 14r 1220–6

305.

[Agnes Log grants a messuage to Stephen her son, paying 3 s. 4 d. rent to the Hospital.]

Sciant presentes & futuri quod ego Agnes que fui uxor Laurencii Log' de Oxonia in plena potestate & ligia uiduitate mea dedi & concessi & hac mea presenti carta confirmaui Stephano filio Laurencii Log filio meo totum illud mesuagium cum suis pertinenciis quod iacet inter capitale mesuagium meum ex una parte & mesuagium Thome Submuro ex altera in parochia sancti Petri orientalis Oxonie; habendum & tenendum predicto Stephano & heredibus suis & suis assignatis quibuscumque uoluerit de me & heredibus meis in perpetuum libere, quiete & integre, reddendo inde annuatim dictus Stephanus & heredes sui uel sui assignati pro me & heredibus meis domui sancti Iohannis extra portam orientalem Oxonie quadraginta denarios ad quatuor anni terminos uidelicet ad festum sancti Iohannis Baptiste decem denarios, ad festum sancti Michaelis decem denarios, ad festum sancti Thome decem denarios & ad festum sancte Marie in Marcio decem denarios

S. Peter in E. 45 A Mich. 1254–Mich. 1255

[1] At the foot 'Transcrib'. Seal, grey, varnished brown; the usual seal of Henry Simeon, viz. two naked figures, perhaps Adam and Eve.

& michi & heredibus meis unum denarium ad festum sancti Michaelis pro omni seruicio & exaccione & demanda. Ego autem predicta Agnes & heredes mei totum predictum mesuagium cum suis pertinenciis predicto Stephano & heredibus suis & suis assingnatis contra omnes homines, mares & feminas, in perpetuum warantizabimus, defendemus & acquietabimus. Ut igitur hec omnia prescripta & prediuisa firma & stabilia in perpetuum permaneant huic scripto sigillum meum apposui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Coleshulle & Iohanne Pady tunc prepositis Oxonie, Waltero Aurifabro, Galfrido Aurifabro, Galfrido le Mercer, Willelmo le Especer, Nicholao de Kingestone, Nicholao de Stokewelle, Philippo de Stokewelle, Ricardo filio Nicholai, Iohanne Sewy, Thoma Mauger & aliis.[1]

8. The House of Dosier.

The corner tenement at the junction of Queen's Lane and High Street belonged to the Hospital by the gift of Richard le Dosyer, though a rent of 4*s*. was due to the Hospital from this tenement for many years before. In 1293 it was a house held by Henry Gobiun, for which reason it was generally known in the rentals as Domus Gobiun. At first it consisted of a house and three shops, but other shops were built in Queen's Lane, and in 1351 and 1352 the tenement had eight or nine small shops. In 1496, when it consisted of a tenement and three cottages, occupied by Richard Chamberlain, it was surrendered by Magdalen to Queen's (see no. 418).

306.

[Emma and Nicholas le Cuper acknowledge that a rent of four shillings is due from their tenement to the Hospital.]

S. Peter in E. 10 A Cart. fol. 14v c. 1225

Sciant presentes & futuri quod ego Eme uxor W. le Cuper et ego Nicholaus filius eius primogenitus & heredes nostri tenemur [reddere[2]] hospitali sancti Iohannis extra portam orientalem Oxonie et fratribus ibidem deo seruientibus pro quadam terra que est infra muros Oxonie, que iacet inter terram que fuit Hardin [*sic*] Palmerii et terram Symonis filii Iohannis quatuor solidatas annuas pro omni seruicio, scilicet XII denarios ad festum sancti Michaelis, ad Nathale Domini XII denarios, ad Pascha XII denarios, ad festum sancti Petri in autumno XII denarios. Et ne predicta obliuioni tradantur, sed rata permaneant nobis & here-

[1] Seal, white, pointed oval, 1¼ in. × 1 in., a flower; S' AGNET' RELICTE LAUR'.

[2] Not in the original, but necessary.

dibus nostris seruanda, ego Eme predicta & ego Nicholaus filius eius presens scriptum sigillorum nostrorum munimine corroborauimus. Hiis testibus, Thoraldo le Cordewaner, Laurencio Halegod, Andrea Halegod, Ricardo Molendinario, Roberto Waldri, Thoma Scriptore, Rogero Petit et multis aliis.[1]

307.

[Richard le Dosyer grants his house to the Hospital.]

S. Peter in E. 53 (2) A Cart. fol. 11r Mich. 1260–Mich. 1261

Omnibus Cristi fidelibus ad quos hoc presens scriptum peruenerit Ricardus le Dosyer salutem. Nouerit uniuersitas uestra me dedisse & concessisse & hac presenti carta mea confirmasse pro me & heredibus meis in perpetuum fratri Henrico custodi hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci fratribus & infirmis in liberam, puram & perpetuam elemosinam totam terram meam cum pertinenciis que[2] michi accedebat [*sic*] hereditarie ex parte patris mei in parochia sancti Petri in oriente Oxonie, que est sita inter terram Iohannis de Witele ex una parte & terram Ade Capp[el]l[an]i ex altera, & totum ius meum & clamium quod habui uel habere potui ut in omnibus terris, redditibus, esschaetis uel aliquo modo michi uel heredibus meis accidere possint in Oxonia uel extra Oxoniam, nichil iuris uel clamii michi uel heredibus meis retento in perpetuum; habendam & tenendam dictis custodi & fratribus & eorum successoribus pro me & heredibus meis libere & quiete, bene & in pace, reddendo inde annuatim dominis feudi seruicium debitum & consuetum. Ego uero dictus Ricardus & heredes mei dictam terram cum omnibus pertinenciis dictis custodi & fratribus & eorum successoribus warantizabimus, aquietabimus & defendemus in perpetuum contra omnes homines & feminas tam Iudeos quam Cristianos. Et ut hec mea donatio, concessio & carte mee confirmatio rata & stabilis permaneat in perpetuum, huic scripto sigillum meum apposui. His testibus, Ade Feteplace tunc maiore Oxonie, Galfrid[o] Aurifab[ro], & Ric[ardo] fil[io] Nicholai tunc prep[ositis] Oxonie, Iohannes Padi, Walter[us] Aurifab[er], Iohannes Filekynge, Walter[us] Kepeharm,

[1] At the foot 'Transcrib'. Two seals, white wax varnished brown; on the right circular, 1¼ in., a fleur-de-lis, S' NICH' FIL' WILL'; on the left pointed oval, illegible. *Endorsed* 'Loquitur de terra Dosiar'. This is correct; we know from deeds of St. Frideswide's that the tenement next on the west once belonged to Harding Deth the Palmer, and was bounded on the east by William le Cuver (*Cart. St. Frid.* i. 383).

[2] quam, MS.

Willelmus de Chiltone, Willelmus le Spicer iuuenis, Galfrid[us] de Henstexseye & aliis multis.[1]

308.

[A final concord to the same effect.]

S. Peter in E. 53 (1) Apr. 1262

Hec est finalis concordia facta in curia domini regis apud Neweportpaynel a die Pasche in quindecim dies anno regni regis Henrici filii regis Iohannis quadragesimo sexto coram Nicholao de Turri, Roberto de Perywes, Willelmo de Englefeld & Adam de Greynuille iusticiariis itinerantibus & aliis domini regis fidelibus tunc ibi presentibus inter Henricum magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie querentem & Ricardum le Dosiere de Oxonia deforciantem de uno mesuagio & sex seldis cum pertinenciis in Oxonia; unde placitum conuentionis summonitum fuit inter eos in eadem curia, scilicet quod predictus Ricardus recognouit predictum mesuagium & predictas seldas cum pertinenciis, scilicet illud mesuagium & illas seldas cum pertinenciis que idem Ricardus prius tenuit de predicto magistro esse ius ipsius magistri & ecclesie sue sancti Iohannis, & illa remisit & quieta clamauit de se & heredibus suis predicto magistro & successoribus suis & ecclesie sue predicte in perpetuum. Et pro hac recognicione, remissione, quieta clamancia, fine & concordia idem magister concessit pro se & successoribus suis quod ipsi de cetero inuenient eidem Ricardo racionabilia estoueria sua in predicto hospitali tam in uictu quam uestitu, ita scilicet quod singulis diebus sedebit ad prandium in mensa cum liberis seruientibus eiusdem domus, uel quod quolibet die percipiet unum panem precii unius oboli, unum galonem ceruisie de ceruisia seruiencium eiusdem domus & unum ferculum seruientis de coquina; et quod inuenient eidem Ricardo singulis annis unam robam precii quinque solidorum ad Natale domini uel quinque solidos in opcione eiusdem Ricardi tota uita ipsius Ricardi. Et preterea idem magister recepit predictum Ricardum in singulis benefactis & oracionibus que decetero fient in ecclesia sua predicta in perpetuum.[2]

[1] This deed and the next are sewn together. Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{3}{4}$ in., the Lamb and Flag, S' RICARD' L' DOSIER. As the tenement already owed a rent to the Hospital we should have expected 'quietum clamavi' to have been added. Adam Capellanus held the house on the west (*Cart. S. Frid.* i. 384) while John de Witele is known to have held a small tenement in Queen's Lane on the north side.

[2] This is the right-hand portion of the fine. As the deed has been injured by damp, the text has been copied from the foot, preserved at the Record Office, Oxon Fines, file 8, no. 75.

309.

[Queen's College, having acquired the tenement from Magdalen, promises to pay a rent of a pound of pepper.]

S. Peter in E. 59 D Cart. fol. 18r Oct. 17, 1496

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit prepositus et scolares aule Regine in Oxonia salutem in domino sempiternam. Sciatis nos prefatos prepositum et scolares dedisse et per presens concessisse presidenti et scolaribus collegii beate Marie Magdalene in Oxonia quendam annualem redditum unius libre piperis; habendum & percipiendum dictum annualem redditum libre piperis prefatis presidenti et scolaribus et successoribus suis imperpetuum de & in uno tenemento, in quo quidem Ricardus Chamerlane modo inhabitat, et tribus cotagiis eidem tenemento contigue adiacentibus, que quidem tenementum et cotagia situantur inter collegium predictorum prepositi et scolarium iuxta magnas portas eiusdem collegii ex parte boriali et tenementum eorundem prepositi et scolarium ex parte occidentali, ad festum sancti Michaelis soluendum. Et si contingat dictum redditum libre piperis aliquo tempore a retro fore per quindecim dies post festum sancti Michaelis quo solui debeat, quod tunc bene licebit prefatis presidenti et scolaribus in predictum tenementum & quamlibet inde parcellam intrare et distringere et districciones ibidem captas effugare et abducere, quousque dict[us] reddit[us] libre piperis cum arreragiis suis plenarie fuerit satisfact[us] et persolut[us]. In cuius rei testimonium presentibus nostrum sigillum commune apponi fecimus. Dat' in collegio nostro predicto decimo septimo die mensis Octobris anno regni regis Henrici septimi post conquestum Anglie duodecimo.[1]

9. Chapel Hall; 42 and 43 High Street.

This tenement, still the property of Magdalen, was owned by the Hospital in 1232, but it is not known how it was obtained. As early as 1263 it was known as Chapel Hall, but there is no reason to think that at that time it was an academic hall, and that it was not so from 1293 onwards is proved by the rentals. In 1232 the Hospital granted it on a perpetual lease at a rent of 20*s*., and in the Hundred Rolls of 1279 Thomas de Benham is the owner paying a quitrent to the Hospital of

[1] With the seal of the College, but a bad impression. A quitrent of two shillings 'a composition for a pound of pepper', paid by Queen's College to Magdalen, was redeemed Aug. 12, 1905.

twenty shillings; but in the rental of 1293 his quitrent is thirty-two shillings. Subsequently the tenement reverted to the Hospital either by gift or for non-payment of the quitrent, and was let at a rent of twenty shillings; this rent was not altered until 1847. In the rentals of 1487 and 1507 the tenement is called 'Gramerhall', and in modern times it was called Link Lodgings, from a large building, now destroyed, which stood at the north end, adjoining Edmund Hall, erected shortly before 1683, and rented for some time by Edmund Hall. For a few years, about 1523–6, the tenant was named John de Colonia.

310.

[The Hospital grants a perpetual lease to Adam Wistle.]

S. Peter in E. 34 D Prob. Mich. 1232–Mich. 1233

Sciant presentes & futuri quod ego Elyas Capellanus, custos hospitalis sancti Iohannis extra portam orientalem Oxonie, & fratres eiusdem hospitalis concessimus, dimisimus & liberauimus Ade Wistle totam terram illam cum pertinenciis que iacet inter terram Galfridi filii Simonis & terram que fuit Willelmi Gulle in parrochia sancti Petri uersus portam orientalem Oxonie, habendam & tenendam predicto Ade et heredibus suis uel cui eam assignare uoluerit, exceptis uiris religiosis, de nobis & successoribus nostris in feodo & hereditate libere, quiete, & integre, reddendo inde annuatim nobis & successoribus nostris uiginti solidos sterlingorum ad quatuor anni terminos pro omni seruitio & exaccione, uidelicet ad Natale Domini quinque solidos & ad festum sancte Marie in Martio quinque solidos & ad Natiuitatem sancti Iohannis Baptiste quinque solidos & ad festum sancti Michaelis quinque solidos. Et nos & successores nostri warantizabimus predictam terram cum pertinenciis suis predicto Ade & heredibus suis uel suis assignatis, exceptis uiris religiosis, contra omnes homines & feminas. Pro hac autem concessione, dimissione, liberatione & warantizatione dedit nobis predictus Adam triginta solidos sterlingorum in gersuma. Et sciendum quod predictus Adam & heredes eius uel eius assignati sustentabunt omnia edificia super predictam terram posita in tali statu uel in meliori sicut predictus Adam ea suscepit per uisum proborum hominum. Et si ipse Adam uel eius assignati in sustentatione predictorum edificiorum defecerint, ita quod predicta edificia corruerint pro defectu sustentationis, uel si redditus predictus unius anni fuerit retro non solutus, predictus Adam concessit pro se & heredibus suis & pro assignatis suis ut amittant totam predictam

terram sine recuperatione. Et ut hec predicta rata & inconcussa permaneant, hoc scriptum ad modum cyrographi factum fratres predicti hospitalis & predictus Adam sigillis suis alternatim confirmauerunt. Hiis testibus, Petro filio Turoldi tunc maiore, Ada filio Walteri & Aleuico tunc prepositis, Philippo Molendinario, Roberto Oeyn, Henrico filio Henrici, Ricardo Molendinario, Roberto Waldri, Nicholao Wistle, Willelmo de Chiltona, Willelmo Clerico.[1]

311.

[William de Chilton grants Chapel Hall to Henry de Boteley.]

S. Peter in E. 47 B Mich. 1263–Mich. 1264

Sciant presentes & futuri quod ego Willelmus de Chiltone in libera potestate mea dedi, concessi, legaui & presenti carta mea confirmaui Henrico de Boteley pro seruicio suo totum illud mesuagium cum pertinenciis quod uocatur Chapelhalle, situatum inter terram abbatis de Oseney ex una parte & terram Galfridi le Mercer ex alia in magno uico Oxonie uersus portam orientalem in parrochia beati Petri orientalis; habendum & tenendum de me & heredibus meis sibi & heredibus suis uel suis assignatis, saluo redditu principali, scilicet uiginti solidos ad quatuor anni terminos, scilicet ad festum sancti Michaelis quinque solidos & ad festum Natalis Domini quinque solidos & ad festum beate Marie in Marcio quinque solidos & ad festum beati Iohannis Baptiste quinque solidos & ad eundem [*sic*] festum michi & heredibus meis unam rosam. Et ego predictus Willelmus & heredes mei warantizabimus, defendemus & acquietabimus predictum mesuagium cum pertinenciis predicto Henrico & heredibus suis uel suis assignatis, contra omnes mortales in perpetuum. Et ut hec omnia predicta firma & stabilia permaneant huic scripto sigillum meum apposui; hiis testibus, Nicholao de Kingestone tunc maiore Oxonie, Galfrido de Henxey, Willelmo Speciario tunc prepositis, Galfrido Aurifabro, Iohanne de Coleshulle, Rogero le Bolter, Stephano le Lyur, Wimundo le Lingedraper, Willelmo de Pillorio, Iohanne Philekinge et multis aliis.[2]

[1] In the hand of Will' Clericus; seal wanting.

[2] Seal, green, circular, $\frac{3}{4}$ in., a bird, S' WILL'I DE CHILTVN.

312.

[Hugo de Pillori quitclaims to the Hospital his right in Chapel Hall.]

S. Peter in E. 11 D Mich. 1299–Mich. 1300

Omnibus Cristi fidelibus ad quos presentes littere peruenerint Hugo filius Willelmi le [*sic*] Pillori de Merstone salutem in domino. Nouerit uniuersitas uestra me diuine caritatis intuitu & pro salute anime & animarum antecessorum meorum concessisse ac quietum clamasse pro me & heredibus meis uel assignatis meis deo & beate Marie & magistro & fratribus ac infirmis hospitalis sancti Iohannis extra portam orientalem Oxonie & ipsorum successoribus totum ius & clamium quod unquam habui vel aliquo modo habere potui in illo mesuagio cum pertinenciis quod uocatur Chapelhalle sito inter terram abbatis de Oseney ex una parte & terram Galfridi le Mercer ex alia in magno vico Oxonie versus portam orientalem in parrochia sancti Petri orientalis, in quo quidem mesuagio Thomas de Benham solebat inhabitare. Quare uolo et concedo quod predicti magister & fratres & infirmi totum mesuagium predictum cum pertinenciis libere & quiete teneant & habeant sibi & successoribus suis in perpetuum, reddendo annuatim & inde faciendo capitalibus dominis eiusdem feodi seruicia inde debita & consueta pro omni seruicio, consuetudine & demanda; ita scilicet quod ego vel heredes aut assignati mei seu quisquam alius per me uel nomine meo nichil iuris uel clamii de cetero poterimus in predicto mesuagio cum pertinenciis exigere seu uendicare. Et pro hac concessione & quieta clamacione predicti magister & fratres dederunt predicto Hugoni dimidiam marcam & unam supertunicam. In cuius rei testimonium presenti scripto sigillum meum apposui; hiis testibus Philippo de Ew tunc maiore Oxonie, Iohanne le Orfeuere & Andrea Culuert tunc balliuis eiusdem ville, Iohanne de Ew, Roberto de Wormenhale, Andrea de Pyrie, Ricardo le Especer, Thoma Lysewys, Ricardo clerico & multis aliis.[1]

313.

[Roger of Boteley quitclaims to the Hospital his right in Chapel Hall.]

S. Peter in E. 50 C Mich. 1299–Mich. 1300

Omnibus Cristi fidelibus ad quos presentes littere peruenerint Rogerus de Boteley molendinarius filius Iohannis de Boteley salutem

[1] Seal, green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a fleur-de-lis, S. HVGONIS DE PILLORI.

in domino. Nouerit uniuersitas uestra me diuine caritatis intuitu & pro salute anime mee & animarum antecessorum meorum concessisse ac quietum clamasse pro me & heredibus meis uel assignatis meis deo & beate Marie & magistro & fratribus ac infirmis hospitalis sancti Iohannis extra portam orientalem Oxonie & ipsorum successoribus totum ius & clamium quod unquam habui uel aliquo modo habere potui in illo mesuagio cum pertinenciis quod uocatur Chapelhalle, sito inter terram abbatis de Oseney ex una parte & terram Galfridi le Mercer ex alia in magno uico Oxonie uersus portam orientalem in parochia sancti Petri orientalis, in quo quidem mesuagio Thomas de Benham solebat inhabitare. Quare uolo & concedo quod predicti magister, fratres & infirmi totum mesuagium predictum cum pertinenciis libere & quiete teneant & habeant sibi & successoribus suis in perpetuum; reddendo annuatim & inde faciendo capitalibus dominis eiusdem feodi seruicia inde debita & consueta pro omni seruicio, consuetudine & demanda; ita scilicet quod ego uel heredes mei aut assignati mei seu quisquam alius per me uel nomine meo nichil iuris uel clamii de cetero poterimus in predicto mesuagio cum pertinenciis exigere seu uendicare. Et pro hac concessione & quieta clamacione predicti magister & fratres dederunt predicto Rogero dimidiam marcam & unam supertunicam. In cuius rei testimonium presenti scripto sigillum meum apposui. Hiis testibus, Philippo de Ew tunc maiore Oxonie, Iohanne le Orfeuere, & Andrea Culuert tunc balliuis eiusdem uille, Iohanne de Ew, Roberto de Wurmenhale, Andrea de Pyrye, Ricardo Especer, Thoma Lysewys, Ricardo Clerico & multis aliis.[1]

314.

[The Hospital grants a lease to Thomas Bruwer.]

CIROGRPH

Hec indentura facta inter fratrem Ricardum Tuwe magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci ex parte una & Thomam Bruwer' de Oxonia & Aliciam uxorem eius ex parte altera testatur quod predicti magister & confratres unanimi assensu & consensu concesserunt, tradiderunt & ad firmam dimiserunt prefatis Thome & Alicie unum mesuagium cum suis pertinenciis in Oxonia situatum in parochia sancti Petri in oriente

S. Peter in E. 3 B Sept. 29, 1394

[1] Seal, white, round, $\frac{7}{8}$ in., a star, S' ROGER' D' BOTELE.

inter tenementum Katerine Bere ex parte orientali & tenementum abbatis & conuentus de Oseney ex parte occidentali, quod quidem mesuagium cum suis pertinenciis prefati Thomas & Alicia uxor eius de predictis magistro & confratribus tenuerunt; habendum & tenendum predictum mesuagium cum suis pertinenciis prefatis Thome & Alicie a die confeccionis presencium usque ad terminum quadraginta annorum proximo sequencium & plenarie completorum, si ita diu uixerint uel alter ipsorum uixerit; reddendo inde annuatim predictis magistro & confratribus & eorum successoribus uiginti quatuor solidos legalis monete ad quatuor anni terminos principales & usuales in Oxonia equis porcionibus pro omnibus secularibus seruiciis & demandis eisdem pertinentibus. [The owners will repair the mesuage when necessary. The tenants may not sublet. If they commit waste, or if the rent is unpaid, the owners may enter on the premises again]: hiis testibus, Willelmo Dageuile tunc maiore uille Oxonie, Iohanne Utworth & Iohanne Sprount balliuis eiusdem uille, Iohanne Garsyngdone, Iohanne Wady & aliis. Dat' in domo nostra capitulari sancti Iohannis in festo sancti Michaelis anno regni regis Ricardi secundi post conquestum decimo octauo.

315.

Leases of Chapel Hall, alias Link Lodging.

Ledger H. 331 — Dec. 19, 41 Eliz. [1598]; a lease to John Hollins, gent., of a tenement with backyard and garden where the said John dwells, late in the tenure of Edward Wainwright, cook; 40 years; rent 20*s*.

K. 154 — Dec. 13, 15 Jac. [1617]; a lease to Richard Harrison, B.A., of a tenement late in the tenure of John Hollins; no bounds; 40 years; rent 20*s*.

M. 43 — Dec. 5, 8 Car., 1632; a lease to Richard Harrison, B.A.; no bounds; 40 years; rent 20*s*.

M. 177 — Sept. 1, 12 Car., 1636; a lease to Adam Airy, B.D., of a tenement late in the tenure of John Hollins; no bounds; 40 years; 20*s*.

P. 158 — Aug. 9, 1659; a lease to Christopher Airy, bookbinder; 40 years; 20*s*.

R. 30 — Dec. 6, 35 Car. II, 1683; a lease to Walter Combes, barber, and William Applebee, chandler, of two tenements, one in the tenure of Christopher Mickleton, gent., and the other of Francis Oxlade, bookbinder, and Martha Cooper, widow, together with the new erected

buildings five stories high adjoining on the N. side of the tenement of Christopher Mickleton, 'lett to Edmund Hall,' consisting of six chambers whereof one is used for the common room, and the five chambers have two studies to each of them, and three other chambers of the tenement of Christopher Mickleton are let to the same Hall; all being late in the tenure of Christopher Airy, deceased; 40 years; 20*s*.

Dec. 6, 6 Will. and Mary, 1694; a lease to Christopher, John, Elizabeth, and Mary Airay, of three tenements, one being in the tenure of Francis Clerke, writing master, another of Thomas Higgs, mercer, and Ann Croney, widow, the third being the new messuage formerly let to Edmund Hall; 40 years; 20*s*. **Ledger T. 63**

Dec. 6, 8 Ann, 1709; a lease to Christopher Airey, gent., and John Airey, tinman; 40 years; 20*s*. **W. 54**

Dec. 6, 10 Geo. I, 1723; a lease to Christopher Airay of Burford, gent., and Susannah Airay, widow; the occupants are William Prince, barber, Susannah Airay, and Eliz. Jenkins, widow; 40 years; 20*s*. **X. 342**

Dec. 6, 11 Geo. II, 1737; a lease to Francis Airey, widow, and Susannah Airey, widow; 40 years; 20*s*. **Z. 129**

Dec. 6, 6 Geo. III, 1765; a lease to Elizabeth Leaver, widow, and Benjamin Watson, grocer; the occupants are Benjamin Watson and Tobias Baylis, perukemaker, who also occupies the building 'five stories high'; on E. is a tenement of Queen's College in the tenure of Nixon Baggs, tailor, on W. a freehold tenement in the occupation of William Cosier, sadler, N. is Edmund Hall; 40 years; 20*s*. **DD. 266**

Dec. 6, 20 Geo. III, 1779; a lease to Mary Hawkins, widow, and Sarah Watson, widow; William Harper, coffee-house keeper, is W.; 40 years; 20*s*. **FF. 460**

Dec. 6, 34 Geo. III, 1793; a lease to Charles Wheeler Fidler, shopkeeper; James Richards, bookseller, E., a freehold tenement in the tenure of James Shipton, carpenter, W.; 40 years; 20*s*. **HH. 548**

Dec. 6, 48 Geo. III, 1807; his lease is renewed; one occupant is Charles Wheeler Fidler, the other is William Slatter, baker; widow Roan is E.; 40 years; 20*s*. **b. 218**

Dec. 6, 1821; a lease to Charles Wheeler Fidler, gent.; fine £162; Samuel Clements, watchmaker, tenant of Queen's College, is E.; a freehold tenement occupied by Robert Bliss, bookseller, W.; 40 years; 20*s*. the first 26 years, then £27. **d. 188**

[A lease granted Dec. 6, 1845, is missing.]

Dec. 6, 1849; a lease to Messrs. Griffiths, Shewell, and Rowly, trustees of the Bank of the County of Gloucester; fine £139 10*s*.; **g. 47**

John Clements and William Bayne, tenants of Queen's College, E., William Graham, bookseller, W.; £27.

10. Chimney Hall; 44 and 45 High Street.

This tenement, which became the property of Queen's College in 1508, paid a quitrent to the Hospital of ten pence from the earliest rental of 1293. The following deed shows that Henry Igge paid this rent to the Hospital before 1272, and as he describes the tenement as *aula* it was probably already called Chimney Hall; from the rentals and from a deed at Oriel we know that it bore this name by 1340. The quitrent is recorded in the rentals as late as 1700, but as the name of the payer does not alter for the previous hundred years, it was probably unpaid after 1600. There are some deeds at Oriel which trace the history of this tenement between 1312 and 1375 (C. L. Shadwell, *Muniments of Oriel*, Fasc. v).

316.

[Henry Igge grants to the Hospital a rent from the tenement next to Chapel Hall and from other tenements.]

S. Peter in E. 13 D Cart. fol. 12r Prob. Mich. 1272–Mich. 1273

Sciant presentes & futuri quod ego Henricus Igge dedi, concessi & omnino quietum clamaui & hac presenti carta mea confirmaui deo & beate Marie, magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus duos denarios annui redditus de redditu duodecim denariorum quos solebam recipere de Galfrido Mercenario et reddere decem magistro & fratribus predicti hospitalis, uidelicet de terra quam Willelmus Golle quondam tenuit & de aula que sita est inter domum que uocatur Chapelhalle & domum quam Agnes Log tenet de predicto hospitali, & unum denarium de terra Thome Punchard[1] et unum denarium de terra Ricardi le Dosyere[2] de cornerio uersus ecclesiam beati Petri orientalis, & unum denarium de domo angulari Petri Pistoris in parochia beati Iohannis, & unum denarium quem exigebam de prato quod uocatur Paris, cum omnibus libertatibus, eschaetis & omnibus aliis pertinenciis que michi & heredibus meis aliquo modo contingere possint de predictis tenementis; habenda & tenenda predictis magistro et fratribus et eorum successoribus pro me & heredibus meis in liberam, puram & perpetuam elemosinam libere, quiete, bene & in pace. Ego uero predictus Henricus & heredes mei totum predictum redditum annualem duorum denariorum de duo-

[1] See no. 321. [2] See no. 307.

decim denariis cum predictis duobus[1] denariis predictis magistro & fratribus predicti hospitalis & eorum successoribus contra omnes gentes, mares & feminas, in perpetuum warantizabimus & defendemus. Et ut hec mea donacio, concessio, quieta clamacio & presentis carte mee confirmacio rate & stabiles in perpetuum perseuerent, huic presenti scripto sigillum meum apposui; hiis testibus, Nicholao de Kiggistone tunc maiore Oxonie, Iohanne de .O, Henrico Ouayn tunc balliuis, Galfrido de Hengsey, Galfrido Aurifabro, Iohanne Fileking, Willelmo Pille, Willelmo de Ybernia, Ricardo filio Nicholai, Simone Scotico, Willelmo Ligatore & aliis.[2]

11. Whitehall; 46 and 47 High Street.

This house was acquired by Magdalen probably in 1489; in the rental of 1487 there is no mention of it, but in the rental of 1507, and in subsequent years, it appears under the name of 'le Timberyard'; about the beginning of the reign of Elizabeth a house was erected, and the rent was raised to twenty shillings. In 1662 it is 'now two tenements', of which one was called 'The Eagle and Child', and in 1774, when the College sold the property, the name was still in use. In the Middle Ages the house was called Whitehall, and was used as an academic hall certainly as late as 1460. At one time it belonged to Nicholas Bishop, who has left us some facts about it in his Collectanea, from which Wood has compiled his account.[3] In the thirteenth century it paid a feudal rent to the Hospital, the rental of 1293 saying that the house of I. Log paid 14*d.*; but in subsequent rentals it is omitted. The deed about Chimney Hall shows that in 1272 it was held by Agnes Log, and that the Hospital in virtue of this rent was reckoned to be the feudal lord; from Nicholas Bishop we learn that it was acquired by Robert Log about the year 1210. It is possible that deed no. 266 speaks of this tenement.

317.

[Thomas Mustell and his wife grant Whitehall to feoffees.]

S. Peter in E. 1 D Feb. 20, 1489

Sciant presentes & futuri quod nos Thomas Mustell de Londonia gentilman & Iohanna uxor mea filia & heres Thome Bartone & Alicie uxoris eius, filie & heredis Nicholai Bisshope nuper de uilla Oxonie, vyntener, defuncti tradidimus, dimisimus, feoffauimus, liberauimus & hac presenti carta nostra confirmauimus Ricardo Bernes clerico, Ricardo Gotynden clerico, Willelmo Hewyster clerico, Thome Danuers

[1] This word is puzzling. We should expect 'quatuor'.

[2] At the foot 'Transcrib''.

[3] *City of Oxford*, vol. i, p. 101.

armigero, Willelmo Toker & Roberto Barone yomen totum illud mesuagium cum omnibus suis pertinenciis uocatum le White Hall situatum in vico vocato Estgatestrete in parochia sancti Petri in villa Oxonie supradicte, videlicet inter tenementum presidentis et scolarium collegii beate Marie Magdalene in quo Edmundus Fuller modo inhabitat ex parte orientali & tenementum Thome Euerard ex parte occidentali, uno capite inde abuttante super dictum vicum vocatum Estgatestrete versus austrum et altero capite inde abuttante super gardinum dictorum presidentis & scolarium versus boriam; quod quidem mesuagium supradictum cum omnibus suis pertinenciis quondam fuit predicti Nicholai Bisshope & postea predictorum Thome Bartone & Alicie uxoris eius matris mee dicte Iohanne; et quod quidem mesuagium cum omnibus suis pertinenciis michi prefate Iohanne, ut filie & heredi predicte Alicie post mortem eiusdem Alicie matris mee iure hereditario nuper descendebat; habendum & tenendum totum predictum mesuagium cum omnibus suis pertinenciis prefatis Ricardo Bernes, Ricardo Gotynden, Willelmo Hewyster, Thome Danuers, Willelmo Toker & Roberto Barone heredibus & assignatis suis imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et nos predicti Thomas & Iohanna & heredes nostri totum predictum mesuagium cum omnibus suis pertinenciis prefatis Ricardo, Ricardo, Willelmo, Thome, Willelmo & Roberto, heredibus & assignatis suis contra omnes gentes warantizabimus & imperpetuum defendemus per presentes. Sciatis insuper quod nos predicti Thomas Mustell & Iohanna uxor mea fecimus, ordinauimus, constituimus & in loco nostro per presentes posuimus dilectos nobis in Cristo Iohannem Roger de dicta uilla bruer et Willelmum Capelond de eadem fisshemonger nostros ueros & legittimos in hac parte attornatos coniunctim & diuisim ad intrandum ac seisinam & possessionem capiendam pro nobis & nomine nostro de & in toto mesuagio supradicto cum omnibus suis pertinenciis; et post huiusmodi seisinam & possessionem sic captam & habitam ad plenam & pacificam seisinam & possessionem inde pro nobis & nomine nostro prefatis Ricardo, Ricardo, Willelmo, Thome, Willelmo & Roberto deliberandam secundum vim, formam & effectum huius presentis carte nostre, ratum & gratum habentes[1] & habituri totum & quicquid predicti attornati nostri nomine nostro fecerint aut alter eorum fecerit in premissis. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus, hiis testibus, Edwardo Wode tunc maiore uille Oxonie predicte, Iohanne Smythe & Iohanne Kyng tunc balliuis eiusdem ville,

[1] h bentem, MS.

Ricardo Kent, Ricardo Northcotte, Iohanne Westone, Henrico Westone & multis aliis. Dat' apud Oxoniam predictam uicesimo die Februarii anno regni regis Henrici septimi post conquestum Anglie quarto.

318.

Leases.

Dec. 12, 8 Eliz. [1565]; a lease to Edward Waynwright, cook, of a tenement and garden in St. Peter in the E. within the city, no bounds given; 40 years; rent 20*s*. [6*s*. 8*d*. according to the rentals]. **Ledger F. 124**

Apr. 1, 14 Eliz. [1572]; a lease to Edward Wainwright, vintner, of part of the College timber-yard 'in the par. of St. Peter in the E. in the citie of Oxford' measuring 23 yards long by 5 yards broad at the north end; 20 years; rent 10*s*. **F. 201**

May 10, 19 Eliz. [1577]; a lease to Edward Wainwright, vintner, of a tenement in which he dwells and a parcel of ground called the timber-yard having a tenement of the College in the tenure of William Smallman E. and N., a tenement of Queen's College in the tenure of Richard Cox W.; 40 years; rent 20*s*. for the tenement and 20*s*. for the timber-yard. **F. 279**

July 28, 40 Eliz. [1598]; a lease to Richard Weston, yeoman, of a tenement called the timber-yard, having a tenement of the College in the tenure of William Smallman E., and a tenement of Queen's College in the tenure of Richard Cox W.; 40 years; rent 12*s*. [but the rentals say 20*s*.]. **H 325**

[No date]; a lease to John Carpenter, yeoman, of a tenement called the timber-yard; having a tenement of Queen's College W., and a tenement of Magd. Coll. E.; 20 years; rent 20*s*. [This is of the year 1607.] **J. 237**

Dec. 11, 10 Jac. [1612]; his lease is renewed, bounded as before; 40 years; rent 20*s*. **J. 486**

July 26, 20 Jac., 1622; a lease to Joan Carpenter, widow; bounded as in 1577; 40 years; 20*s*. **K. 302**

Dec. 1, 11 Car., 1635; her lease is renewed; bounded as in 1577; 40 years; 20*s*. **M. 150**

Dec. 29, 1652; a lease to Edward Harrison, gent.; John Long is tenant of Queen's Coll. W., Anne Hastings E.; 40 years; 20*s*. **O. 367**

Dec. 8, 14 Car. II, 1662; a lease to Robert Lloyd, cook, of a tenement with a backside sometimes called the timber-yard, now two **P. 349**

tenements, one called the Eagle and Child, being in the tenure of William Shaw, the other of Jude Meares, glover; 40 years; 20*s*.

Ledger R. 187 July 30, 27 Car. II, 1675; his lease is renewed; 40 years; 20*s*.

S. 614 Aug. 6, 2 Will. and Mary, 1690; a lease to Ann Lloyd, widow; Charles Turner holds 'The Eagle and Child', widow Meeres the other tenement; 40 years; 20*s*.

U. 72 Aug. 1, 3 Ann, 1704; her lease is renewed; Edward Musgrove holds the Eagle and Child, Edward Shipway, barber, the other tenement; 40 years; 20*s*.

X. 3 Aug. 6, 5 Geo. I, 1718; a lease to Robert Phillips, cook; same occupants; 40 years; 20*s*.

AA. 358 Aug. 6, 20 Geo. II, 1746; his lease is renewed; the occupants are Thomas Phillips and Edward Broughton; 40 years; 20*s*.

CC. 141 Aug. 6, 34 Geo. II, 1760; a lease to George Webb, gent.; the occupants are William Cole and William Tubb; 40 years; 20*s*.

EE. 554 Aug. 6, 11 Geo. III, 1771; a lease to John Alleyne, gent.; the occupants are Charles Bossom and Samuel Kirtland; 40 years; 20*s*.

FF. 44 Jan. 12, 14 Geo. III, 1774; by virtue of the Act of 11 Geo. III for amending mileways, &c., the College for the sum of £109 1*s*. 7*d*. sells to John Alleyne of Loughborough, Leicestershire, the two messuages, one being called the Eagle and Child.

12. Domus Punchard: 48 High Street.

The deeds show that as early as 1231 this tenement paid a rent of 12*d*. to the Hospital. In 1265 Henry Igge gave 1*d*. more; in 1279 the total quitrent was 25*d*. In 1281 it was left to the Hospital by Agnes Punchard, but the royal licence for its acquisition was not obtained until 1293 (see no. 533). In 1618 it was called the King's Arms; this was altered into Queen's Arms in the reign of Anne, and so remained. Part of the tenement, which projected to the west and bounded the timber-yard on the north, was leased to St. Edmund's Hall in 1608, and sold in 1783; the main tenement is still owned by Magdalen.

319.

[Galfridus filius Simonis grants to Richard Molendinarius a rent.]

S. Peter in E. 50 A Sciant presentes & futuri quod ego Galfridus filius Simonis concessi, dimisi & liberaui Ricardo Molendinario quinque solidatas redditus de terra illa cum pertinenciis que est inter terram Iohannis Carpentarii &

terram que fuit Roberti Log in parrochia sancti Petri apud portam orientalem Oxonie; de quibus quinque solidis predictus Ricardus & sui assignati reddent pro me & heredibus meis annuatim luminari ecclesie sancti Petri uersus portam orientalem Oxonie xii d. & hospitali sancti Iohannis ad portam orientalem Oxonie xii d.; et michi & heredibus meis annuatim unum denarium predictus Ricardus & sui assignati reddent ad Pascha pro omni seruitio & exaccione. Et ego & heredes mei warantizabimus predictos [*sic*] quinque solidatas redditus predicto Ricardo & heredibus suis uel eius assignatis contra omnes homines & feminas. Et si predictas quinque solidatas redditus predicto Ricardo uel suis assignatis warantizare non poterimus, dabimus eis racionabile escambium de aliis terris nostris ubicumque sint ad ualorem predicti redditus. Pro hac autem concessione, dimissione, liberatione & quietaclamacione dedit michi predictus Ricardus triginta duos solidos sterlingorum in gersuma. Et ut hec predicta rata & inconcussa permaneant, hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Petro filio Turoldi tunc maiore, Laurentio Ruffo & Roberto Mignot tunc prepositis, Henrico filio Henrici, Pentecoste, Henrico Inge, Roberto de Suham, Laurentio Log, Willelmo clerico & aliis.[1]

Prob. Mich. 1231–Mich. 1232

320.

[Richard Molendinarius grants his land to Agnes, daughter of Reinerus.]

Sciant presentes & futuri quod ego Ricardus Molendinarius concessi, dimisi, donaui & liberaui Agneti filie Reineri nepti mee terram illam quam emi de Galfrido filio Symonis, illam uidelicet que est inter terram Iohannis Carpentarii & terram que fuit Roberti Log in parochia sancti Petri ad portam orientalem Oxonie cum edificiis & pertinenciis; habendam & tenendam sibi & heredibus suis uel suis assignatis libere, quiete & integre, reddendo inde annuatim luminari ecclesie sancti Petri uersus portam orientalem Oxonie xii d., et hospitali sancti Iohannis extra portam orientalem xii d., Galfrido filio Symonis & heredibus suis annuatim unum denarium ad Pascha pro omni seruicio & exactione. Ut autem hec concessio, dimissio, donacio & liberacio rata permaneat & inconcussa hanc presentem cartam sigilli nostri munimine coroboraui. Hiis testibus, Petro filio Thoraldi tunc maiore

S. Peter in E. 40 C c. 1232–6

[1] Seal, green, pointed oval, $1\frac{3}{8}$ in. × $\frac{7}{8}$ in., an ear of corn springing up through a fleur-de-lis; S. GALFRIDI FILII SYMONIS.

Oxonie, Philippo Molendinario, Roberto Owein, Pentecoste, Andrea Halegod & aliis.

321.

[Henry Ygge grants to the Hospital two rents of a penny each.]

S. Peter in E. 76 B Cart. fol. 12v Mich. 1265–Mich. 1266

Sciant presentes et futuri quod ego Henricus Ygge de Oxonia dedi, concessi & dimisi & quietum clamaui & hac presenti carta mea confirmaui pro salute anime mee & omnium antecessorum meorum & successorum meorum deo & beate Marie & magistro et fratribus et infirmis hospitalis sancti Iohannis extra portam orientalem Oxonie et eorum successoribus in liberam, puram & perpetuam elemosinam duos denarios annui redditus, scilicet de domo Thome Punchard in parochia sancti Petri infra portam orientalem Oxonie unum denarium, uidelicet de illa domo que est sita inter domum que fuit aliquando Rogeri le Boltere ex parte orientali et domum que fuit aliquando Laurencii Logge ex parte occidentali, et unum denarium de domo que fuit aliquando Iohannis de Fincham extra portam orientalem Oxonie, que est sita inter domum que fuit aliquando Iohannis de Couele ex parte orientali & inter terram que fuit aliquando Mabilla [*sic*] le Bews[1] ex parte occidentali; habendos & tenendos de me et heredibus meis predictis magistro, fratribus et infirmis et eorum successoribus in perpetuum in liberam, puram et perpetuam elemosinam sine aliqua calumpnia mei uel heredum meorum. Et ut hec mea donacio, concessio, dimissio & huius presentis[2] carte mee confirmacio rata et firma in perpetuum permaneat, hoc presens scriptum sigilli mei impressione roboraui. Hiis testibus, Ade Feteplace tunc maiore Oxonie, Iohanne de Coleshulle, Rogero le Sauser tunc balliuis, Nicholao de Stocwelle, Nicholao de Kyngestone, Willelmo le Spicer, Iohanne de Filekinge, Willelmo Pille, Willelmo Ioie, Philippo clerico et aliis.[3]

322.

[The will of Agnes Punchard.]

S. Peter in E. 36 D Apr. 21, 1281

In nomine patris & filii & spiritus sancti. Hoc est testamentum Agnetis uxoris Thome Punchard, burgensis Oxonie. In primis legat deo animam suam & corpus suum ad sepeliendum in cimiterio hospitalis

[1] See no. 35.
[2] hac presenti, MS.
[3] At the foot 'Transcrib''. Seal, pointed oval, imperfect.

sancti Iohannis extra portam orientalem Oxonie. Deinde dat & legat predicto hospitali domum suam quam habuit de dono Ricardi Molendinarii quondam awunculi sui, que sita est in parochia sancti Petri in magno uico uersus orientem Oxonie; ita tamen quod predictus Thomas maritus suus teneat & habeat predictam domum de predicto hospitali quamdiu uixerit pro seruicio debito & consueto. Huius testamenti constituit executores uidelicet Iohannem Fileking & Philippum Clericum, rogans attencius & deuote quatinus predicti Iohannes & Philippus ponant magistrum & fratres predicti hospitalis nomine predicte testatricis in plena possessione domus predicte. Si quid autem residuum fuerit, distribuatur inter pauperes secundum dispositionem predictorum executorum suorum & predicti Thome mariti sui. In cuius testimonium presenti scripto sigilla executorum suorum una cum sigillo predicte testatricis sunt apposita.

On the back. Istud testamentum probatum fuit legitime coram domino . . officiali Oxonie in crastino [dominice][1] qua cantatur Quasi Modo Geniti, anno M° CC° octogesimo primo in ecclesia sancte Ebbe Oxonie; pro quo quidem testamento dictus officialis pronunciauit & concessit executoribus in dicto testamento nominatis administracionem omnium bonorum ad dictum testamentum spectancium, prestito tamen ab ipsis executoribus corporali sacramento de fideli administracione facienda & de reddendis ratiociniis, cum super hoc a dicto officiali fuerint requisiti. In cuius rei testimonium sigillum offic[ialis] Oxonie presentibus est appensum.[2]

323.

[John de Wyrecestria quitclaims the tenement.]

S. Peter in E. 66 B Feb. 20, 1294

Omnibus Cristi fidelibus presens scriptum uisuris uel audituris Iohannes filius Iohannis de Wyrecestria de Oxonia salutem in domino sempiternam. Nouerit uniuersitas uestra me concessisse, remisisse & pro me & heredibus meis & assignatis meis imperpetuum quietum clamasse magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus imperpetuum totum ius &

[1] Not in MS., and perhaps not necessary.

[2] With four green seals; on the right, $1\frac{1}{8}$ in. × $\frac{7}{8}$ in., a saint in a niche with a figure below in adoration, doubtless the seal of the official; in the centre pointed oval, 1 in. × $\frac{7}{8}$ in., a star, S' AGNET' VXOR' TH'E PVNCH'; on the left, two seals, pointed oval, indistinct. Notice that this will does not seem to have been proved before the mayor, as would have been done in the next century.

clamium quod unquam habui uel habeo uel aliquo iure habere potero imperpetuum in toto illo mesuagio cum omnibus pertinentiis quod situm est in parochia sancti Petri orientalis Oxonie, uidelicet inter tenementum Iohannis Log ex parte occidentali & tenementum quod Hugo de Roubergh' tenuit die confeccionis presentis scripti de predictis magistro et fratribus ex parte orientali; ita uidelicet quod ego predictus Iohannes filius Iohannis de Wyrecestria uel heredes mei uel assignati mei vel eciam aliquis alius nomine nostro in predicto mesuagio cum pertinenciis uel in aliqua parte eiusdem mesuagii uersus predictos magistrum & fratres hospitalis predicti uel eorum successores nichil iuris uel clamii de cetero uendicare uel exigere poterimus, set ab omni iure & clamio in predicto mesuagio cum omnibus pertinenciis pretextu istius quiete clamancie exclusi penitus simus imperpetuum. Et pro hac concessione, remissione & quieta clamancia dederunt michi predicti magister & fratres septem marcas argenti pre manibus in gersumam. In cuius rei robur & testimonium huic presenti scripto sigillum meum apposui; hiis testibus, Iohanne Culuert tunc maiore Oxonie, Willelmo de Wodestone & Andrea de Pyrye tunc balliuis eiusdem uille, Henrico Eweyn, Philippo de Ew, Iohanne de Ew, Nicholao Aurifabro, Thoma de Sowy, Iohanne Wyth, Ricardo le Especer, Radulfo le Plomer, & multis aliis. Dat' apud Oxoniam die Sabbati proxima ante festum Cathedr' sancti Petri anno regni regis Edwardi vicesimo secundo.[1]

324.

[John de Wyrecestria releases and quitclaims the tenement.]

S. Peter in E. 41 D Mich. 1293–Mich. 1294

Sciant presentes & futuri quod ego Iohannes filius Iohannis de Wyricestre concessi, remisi, relaxaui & omnino quietum clamaui pro me & pro heredibus meis uel meis assignatis fratri Nicholao magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & confratribus eiusdem loci totum ius & clamium quod habui uel unquam aliquo modo habere potui in uno mesuagio cum omnibus suis pertinenciis situato in villa Oxonie in parochia sancti Petri in oriente inter tenementum dictorum magistri & fratrum quod Hugo de Ryborewe de eisdem tenet ex una parte et tenementum Iohannis Log ex altera; habendum & tenendum dictum mesuagium cum omnibus suis pertinenciis prefato magistro & fratribus & eorum successoribus libere, quiete, bene & in pace in puram & perpetuam elemosinam imper-

[1] Seal, white, circular, 1 in., a fleur-de-lis, S' IOH' FIL' IOH' D' WIRC'.

petuum; ita uidelicet quod ego Iohannes nec heredes mei nec mei assignati nec aliquis nomine meo nec nomine heredum meorum nec per me nec pro me aliquod ius uel clamium in dicto mesuagio uel in pertinenciis de cetero exigere, clamare uel uendicare potero uel poterimus imperpetuum, sed ab omnibus accionibus iur' & petitionibus in eternum sumus exclusi. Pro hac autem mea concessione, remissione, relaxacione & quieta clamatione dederunt michi prenominati magister & fratres centum solidos argenti pre manibus. In cuius rei testimonium huic presenti scripto sigillum meum apposui; hiis testibus, Iohanne Culuerd tunc maiore Oxonie, Willelmo de Wodestone, Andrea de Pyrie tunc balliuis eiusdem uille, Henrico Owayn, Philippo de Ew, Iohanne de Ew, Nicholao Aurifabro, Radulfo le Plomer, Iohanne Aurifabro, Iohanne de Westone, Thoma de Hencxeseye, Iohanne Log, Thoma le Mareschal & aliis.[1]

325.

Leases of the Queen's Arms.

Jan. 4, 3 Ed. VI [1550]; a lease to Edwarde App' Bedwarde, glover, of a tenement in St. Peter in E., next the store-yard of the College west and a tenement of the College in the tenure of Thomas Flye, smith, E., the backside of New College N., and the High Street S., together with part of the store-yard at the north end of the said tenement measuring 9 yards in breadth by 7 yards in length towards New College; 20 years; rent omitted. **Ledger E. 4**

Dec. 10, 6 Eliz. [1563]; a lease to Thomas More, tailor, bounded as above, Watkyn Jones being now on the east; 30 years; rent 23*s.* 4*d.* **F. 9**

July 28, 20 Eliz. [1578]; a lease to William Smallman, beadle of the Univ., and Julian his wife; Watkyn Jones E., the store-yard W.; 40 years; rent 23*s.* 4*d.* **F. 290**

Dec. 14, 3 Jac. [1605]; a lease to Martin Powdrell, inholder; bounded as before; 40 years; rent omitted. **J. 176**

Dec. 7, 6 Jac. [1608]; a lease to John Aglionby, D.D., of a tenement lately erected upon a part of the store-yard or timber-yard at the N. end of the tenement of Martin Powdrell, in breadth 9 yards and in length towards New College 7 yards; 40 years; rent 5*s.* **J. 326**

[1] This deed differs from its predecessor in that the word 'relaxavi' is added.

Ledger K. 169 July 30, 16 Jac. [1618]; a lease to Gabriel Cracknell, cook; bounded as in 1578, 'excepting unto the College the tenement lately erected' wherein Dr. Aglionby dwells; 40 years; rent 23*s.* 4*d.* In the margin it is called 'the signe of the King's armes'.

M. 167 July 29, 12 Car., 1636; a lease to Anne Hastings, widow, and Henry her eldest son of a tenement called the King's Armes, now in the tenure of Elizabeth Cossom, widow; 40 years; 26*s.* 8*d.*; Ralf Willson is E.

M. 168 July 29, 12 Car., 1636; a lease to Anne Hastings of the tenement lately erected; 40 years; 5*s.*

O. 684 Nov. 20, 1655; a lease to Anne Hastings and Henry her son; 40 years; 26*s.* 8*d.*

O. 686 Nov. 20, 1655; a lease to Anne Hastings; 40 years; 5*s.*

Q. 300 Jan. 15, 23 Car. II, 167½; a lease of the 'King's Arms' to John Edwards, barber; the store-yard W., James Finch E.; 40 years; 26*s.* 8*d.*

Q. 315 Jan. 2, 24 Car. II, 167⅔; a lease to Queen's College of a tenement lately erected upon part of the timber-yard; 40 years; 5*s.*

S. 337 Dec. 6, 4 Jac. II, 1688; the lease is renewed; 40 years; 5*s.*

S. 397 Dec. 6, 4 Jac. II, 1688; a lease to Queen's College of the tenement commonly called the King's Arms; it measures next the street from a tenement in the tenure of Ann Meares W. to a tenement in the tenure of James Finch E. 31¼ ft., and the backside at the N. end is 31½ ft. broad, from the street S. to the wall at the N. end 156½ ft., now in the tenures of Thomas Gardner, Anne Allen, widow, Thomas Gibbs, glover, William Bartlett, cordwainer; 40 years; 26*s.* 8*d.*

U. 114 Dec. 6, 3 Ann, 1704; the lease of Queen's College is renewed; it is 'adjoining to the chapel belonging to Edmund Hall'; 40 years; 5*s.*

U. 246 Dec. 6, 5 Ann, 1706; a lease to Josiah Pullen, M.A., of two new erected messuages in the tenures of James Badger, gent., and Francis Oxlade, bookbinder, heretofore called the Queen's Arms; James Finch Sherwin E., Ann Lloyd W.; 40 years; 26*s.* 8*d.*

W. 36 Dec. 6, 5 Geo. I, 1718; a lease to Martha Pullen, widow of Josiah Pullen late of Wareham, Dorset, of two tenements in the tenures of Mary Costard, widow, and Mathew Frampton, doctor of physick; 40 years; 26*s.* 8*d.*

X. 151 Dec. 6, 7 Geo. I, 1720; the lease of Queen's College is renewed; 40 years; 5*s.*

Z. 333 Dec. 6, 14 Geo. II, 1740; a lease to John Martin, doctor in physick; Mary Costard occupies both; 40 years; 26*s.* 8*d.*

Dec. 6, 29 Geo. II, 1755; a lease to Patrick Musgrove, cook, of two tenements called the Queen's Arms; 40 years; 26*s.* 8*d.* **Ledger BB. 359**

Dec. 6, 10 Geo. III, 1769; a lease to Joseph Meysey, apothecary; Robert Turner E., William Wells W.; 40 years; 26*s.* 8*d.* **EE. 19**

Dec. 6, 9 Geo. III, 1767; the lease of Queen's College is renewed; 40 years; 5*s.* **EE. 447**

Dec. 6, 1782; the lease of Queen's College is renewed; 40 years; 5*s.* **GG. 90**

By virtue of the Act of 11 Geo. III for the amending of mile-ways, &c., Magdalen College sells to Queen's College the tenement hitherto leased to Queen's College; the sum paid is omitted, and also the date; but the deeds before and after are of 1783. **GG. 154**

Dec. 6, 24 Geo. III, 1783; the lease of Joseph Meysey is renewed; Rob. Turner E., William Wells W.; 40 years; 26*s.* 8*d.* **GG. 176**

Dec. 6, 38 Geo. III, 1797; a lease to Henry Passand, apothecary; Rob. Turner E., William Dry, tailor, W.; 40 years; 26*s.* 8*d.* **a. 62**

Dec. 6, 52 Geo. III, 1811; his lease is renewed; it is 30¼ ft. broad at the street; 40 years; for the first 26 years 26*s.* 8*d.*, for the last 14 years £18. **c. 144**

Dec. 6, 1825; a lease to William Rusher, apothecary; fine £130 10*s.*; it is 31¼ ft. wide next the street, and 31½ ft. at the N. end; from N. to S. 156½ ft.; 40 years; 26*s.* 8*d.* the first 12 years; then £18. **e. 4**

Dec. 6, 1839; his lease is renewed; fine £153; it is now 146 ft. long, and is 66½ ft. wide at the N. end; 40 years; £18. **f. 162**

Dec. 6, 1853; his lease is renewed; fine £123; 40 years; £18. **g. 164**

Dec. 6, 1867; a lease to Benjamin Brooks, picture-dealer; fine £138; 40 years; £18. **h. 81**

13. Domus Roboru; 49 and 50 High Street.

This house was granted to the Hospital in 1257, but the deed states that a rent from it was already owned by the Hospital. The tenant in 1293 was Hugo Roboru, from which the house obtained the name by which it was described in the rentals. In the leases of the nineteenth century it is called 'The Coach and Horses', and as early as 1749 it was occupied by an innholder. It still belongs to Magdalen.

326.

[The two daughters of William Urlewyn renounce their claim on land which John Kepeharm had obtained from the Hospital.]

S. Peter in E. 48 D Cart. fol. 11r c. 1220–6

Notum sit quod ego Willelmus filius Rogeri & ego Edith uxor eiusdem Willelmi & ego Agnes soror predicte Edithe quietum clamauimus deo & hospitali sancti Iohannis apud portam orientalem Oxonie omne ius nostrum, si quod habuimus uel habere potuimus in terra illa quam calumpniauimus uersus Iohannem Kepeharm per breue domini regis de recto, quam terram idem Iohannes tenet de predicto hospitali & traxit predictum hospitale ad warantum; que terra iacet inter terram Ricardi Molendinarii & terram Matilde relicte Andree in parrochia sancti Petri uersus portam orientalem Oxonie. Pro hac autem predicta quieta clamatione dedit nobis predictum hospitale unam marcam argenti in curia domini regis in Oxonia. Et ne hec prescripta obliuioni tradantur ego Willelmus predictus et ego Edith predicta & ego Agnes predicta huic scripto sigilla nostra apposuimus. Hiis testibus, T. maiore Oxonie, Philippo Molendinario, Roberto Oein, Hugone Faluo, Toma filio Walteri tunc prepositis, Ada Ruffo, Petro filio Turaldi, Pentecost, Ricardo de Stocwell, Willelmo Crompe & aliis.[1]

327.

[Roger le Bolter grants and quitclaims to the Hospital the messuage which he held of the Hospital.]

S. Peter in E. 44 D Cart. fol. 3r Mich. 1257–Mich. 1258

Sciant presentes & futuri quod ego Rogerus le Bolter dedi, & concessi, & omnino quietum clamaui, & hac presenti carta mea confirmaui deo & beate Marie & magistro & fratribus & infirmis hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus totam terram meam cum omnibus pertinenciis suis infra uillam Oxonie & extra, uidelicet illud mesuagium cum pertinenciis infra portam orientalem Oxonie quod habui de hospitali sancti Iohannis & est situm inter domum hospitalis & Walteri de Wyrecestre; item illud mesuagium

[1] At the foot 'Transcrib'. There are three circular seals, green varnished brown; on the right, 1⅛ in., a pattern, S' AGN' FIL' WILL' VRLEWY'; in the middle, 1 in., a fleur-de-lis, S' EDITH' FIL' WILL' VRLEWIN; on the left, 1¼ in., a fleur-de-lis, S' WILL' FILII ROGERI. It is in the hand of Will. Clericus. On the back in a hand of about 1400 'nescitur an sit infra portam an extra'. For Matilda Andreu see no. 329; for John Kepeharm *alias* Carpenter see 320 and 329.

quod inhabitaui extra portam orientalem quod emi de Iohanne Logge, quod tenuit de hospitali sancti Iohannis & est situm inter domum Willelmi Ioye[1] & domum que fuit Iohannis Husewyf; item illud mesuagium iuxta domum meam quod edificaui in area predicta que fuit quondam Iohannis Husewyf, sine ullo retenemento pro me & heredibus meis & successoribus meis quibuscunque in liberam & puram & perpetuam elemosinam pro salute anime mee & uxoris & liberorum meorum & omnium antecessorum meorum per hanc cartam meam quiete clamacionis; tenenda & habenda dictis magistro & fratribus & infirmis & eorum successoribus bene & pacifice sicut predictum est in puram & perpetuam elemosinam. Et ut hec mea donacio & concessio & quietaclamacio rata & stabilis maneat in perpetuum presenti scripto sigillum meum apposui. Hiis testibus, domino Nicholao de Stokwelle tunc maiore Oxonie, Willelmo de Ou, Galfrido le Mercer tunc prepositis Oxonie, Iohanne de Coleshulle, Nicholao de Kyngestone, Waltero Aurifabro, Galfrido Aurifabro, Iohanne Padi, Philippo clerico & aliis.[2]

328.

Leases of the Coach and Horses.

Apr. 10, 8 Eliz. [1566]; a lease to Watkyn Jones, yeoman, of a tenement in St. Peter in E. within the city, where he now dwells; no bounds; 30 years; rent 23*s.* 4*d.* **Ledger F. 133**

Nov. 14, 22 Eliz. [1580]; a lease to Watkin Jones, yeoman; no bounds; 40 years; rent 23*s.* 4*d.* **F. 332**

July 20, 4 Jac. [1606]; a lease to Ralph Wilson, yeoman, late in the tenure of Watkin Jones; no bounds; 40 years; rent 23*s.* 4*d.* **J. 195**

July 27, 2 Car., 1626; his lease is renewed; 40 years; 23*s.* 4*d.* **L. 120**

July 27, 20 Car., 1644; lease to Walter Thynne, gent., son of the late Walter Thynne of Little Stretton, Salop; late in the tenure of Ralph Wilson; 40 years; 23*s.* 4*d.* **N. 47**

Jan. 15, 165$\frac{7}{8}$; a lease to James Finch, fuller, and John Ligborne, yeoman; late in the tenure of Walter Thynne; 40 years; 23*s.* 4*d.* **P. 51**

[1] William Joye had a house to the west of Rose Lane; see no. 66. Deed no. 71 mentions William Joye, Roger le Bolter, and John Husewife as if they were adjacent. If these two houses outside East Gate which are mentioned by Roger le Bolter were situated on the site of the Trinitarian Friars, the Hospital had ceased to own them before the Hundred Rolls of 1279.

[2] At the foot 'Transcrib''. Seal, green, pointed oval, 1 in. × $\frac{5}{8}$ in., a man's face, SIGILL' ROGERI LE BATVR. The last word must be a mistake of the seal engraver.

Ledger Q. 275 Jan. 15, 23 Car. II, 167½; a lease to James Finch; 40 years; 23*s.* 4*d.*

S. 324 Dec. 6, 2 Jac. II, 1685; his lease is renewed; he is to have the use of 'the pump and water' in common with his neighbour Richard Platt, 'paying one half of the charge belonging to the same'; 40 years; 23*s.* 4*d.*

U. 190 Dec. 6, 4 Ann, 1705; a lease to 'James Finch Sherwin, marriner, son of William Sherwin, one of the yeoman beadles'; 40 years; 23*s.* 4*d.*

X. 85 Dec. 7, 6 Geo. I, 1719; a lease to Francis Clarke, gent., of a tenement late held by James Finch Sherwin; 40 years; 23*s.* 4*d.*

Y. 425 Dec. 6, 7 Geo. II, 1733; a lease to Susannah Clarke, widow; Anthony Franklin, tailor, has the use of the pump with her; 40 years; 23*s.* 4*d.*

AA. 382 Dec. 6, 23 Geo. II, 1749; a lease to Leonard Jefferies, innholder; same neighbour; 40 years; 23*s.* 4*d.*

BB. 87 Dec. 6, 22 Geo. II, 1748; a lease to Elizabeth Jefferies, widow, innholder; 40 years; 23*s.* 4*d.*

CC. 390 Dec. 6, 2 Geo. III, 1762; a lease to Rob. Turner, victualler, and John Allen, brewer; 40 years; 23*s.* 4*d.*

FF. 235 Dec. 6, 17 Geo. III, 1776; a lease to Rob. Turner, perukemaker; 40 years; 23*s.* 4*d.*

HH. 259 Dec. 6, 31 Geo. III, 1790; his lease is renewed; 40 years; 23*s.* 4*d.*

b. 159 Dec. 6, 45 Geo. III, 1804; a lease to Mark Morrell and James Morrell, brewers; 40 years; 23*s.* 4*d.*

d. 106 Dec. 6, 1818; the lease is renewed; fine £78; 40 years; 23*s.* 4*d.* the first 26 years, then £13.

e. 234 Dec. 6, 1832; the lease is renewed; fine £105; 40 years; 23*s.* 4*d.* the first 12 years, then £13.

g. 4 Dec. 6, 1846; the lease is renewed to James Morell, brewer; fine £120; 40 years; £13.

g. 368 Dec. 6, 1860; his lease is renewed; fine £96; 40 years; £13.

14. The Light Horseman; 51 and 52 High Street.

There is no deed by which this holding was granted to the Hospital, but it may have been acquired by the will of William de Couele about 1240. In 1245 it was granted away in perpetuity, but in 1293 it was once more in the possession of the Hospital; no doubt the lease of 1245 came to an end in the natural way; as the value of houses decreased, the

quitrent of 24*s.* was more than the rackrent was worth. In 1293 it was let at a rent of ten shillings to the widow of Hugo Molendinarius, and for this reason it was sometimes called Domus Melmaker or Domus Melmonger. It does not seem to have been a public-house until the nineteenth century.

329.

[John Cursy quitclaims his right in the land of William de Couele.]

S. Peter in E. Cart. fol. 14r Mich. 1241–Mich. 1242

Sciant presentes et futuri quod ego Iohannes Curssy filius Alexandri Fabri de Oxonia concessi et quietum clamaui pro me et heredibus meis in perpetuum deo & domui hospitalis sancti Iohannis extra portam orientalem Oxonie et fratribus et pauperibus ibidem habitantibus totum ius quod habui uel habere potui in terra que fuit Willelmi de Couele, quam habuit de Matildi [*sic*] Andreu; que terra iacet inter terram Iohannis Carpentarii et terram que fuit Walteri Igge in parochia sancti Petri orientalis Oxonie, tam ius quod habui in seruiciis quam in dominicis. Pro hac concessione & quieta clamantia dederunt michi predicti fratres uiginti solidos sterlingorum. Ut igitur hec omnia firma et stabilia permaneant huic scripto sigillum meum apposui. Hiis testibus, Laurentio Wit & Hugone le Fauue tunc prepositis Oxonie, Philippo Molendinario, Henrico filio Henrici Simionis, R. le Minot, I. Sewi, L. Logge, I. Padi, T. Mauger, G. de Henstiseye, W. Loudin [*sic*] & ceteris.

330.

[A lease to William of Thrup, his heirs and assigns, at a rent of twenty-four shillings.]

S. Peter in E. 48 C Mich. 1245–Mich. 1246

Sciant presentes & futuri quod ego Henricus tunc custos hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci unanimi assensu & concensu concessimus & dimisimus & hac presenti carta nostra confirmauimus Willelmo de Þrop illud mesuagium cum pertinenciis & murorum aisiamentis quod aliquando fuit Willelmi Carpentarii de Couelleia, quod est inter terram Rogeri le Bolter & domum angularem hospitalis sancti Iohannis infra portam orientalem Oxonie in parochia sancti Petri orientalis; habendum & tenendum de nobis & successoribus nostris sibi & heredibus suis uel suis assignatis uel legatariis, exceptis uiris religiosis & Iudeis, in feodo & hereditate libere & quiete & integre imperpetuum sine omni contradiccione,

reddendo inde annuatim nobis & successoribus nostris uiginti quatuor solidos sterlingorum ad quatuor anni terminos, uidelicet ad Natale Domini sex solidos, ad festum beate Marie in Marcio sex solidos, ad Natiuitatem beati Iohannis Baptiste sex solidos & ad festum beati Michaelis sex solidos pro omni exactione & demanda. Et nos prenominati & successores nostri warantizabimus predictum mesuagium cum predictis pertinenciis predicto Willelmo capellano uel suis assignatis uel legatariis uel eorum heredibus, exceptis uiris religiosis & Iudeis & excepto muragio & breugauelo,[1] contra omnes homines & feminas. Pro hac autem concessione & dimissione & carte nostre confirmatione & warantizatione dedit nobis predictus Willelmus capellanus duas marcas argenti in gersumma. Et sciendum est quod nos & successores nostri habebimus liberum introitum & exitum ad namiendum in eodem tenemento quotienscumque aliquid de predicto redditu aretro fuerit. Et si predictus Willelmus uel sui assignati uel heredes sui predictum mesuagium uendere uel inuadiare uoluerint hoc prius predictis fratribus uel eorum successoribus innotescent & in hoc propinquiores erunt quam nulli alii, dummodo tantum dant. Ut igitur hec omnia predicta & prediuisa firma & stabilia in perpetuum permaneant, hoc presens scriptum sigilli nostri impressione corroborauimus & confirmauimus. Hiis testibus, Adam Feteplace tunc maiore Oxonie, Nicholao de Kingestone, Iohanne de Coleshulle tunc prepositis Oxonie, Waltero Aurifabro, Iohanne Haligod, Adam Wistle, Laurentio Logge, Rogero le Bolter, Willelmo le Prute, Willelmo le Teintur, Willelmo de Hestona, Galfrido Giffard, Rogero Exemplatore.[2]

331.

Leases of the Light Horseman.

Ledger F. 86 Dec. 10, 5 Eliz. [1562]; a lease to Edward Ball, glover, of a tenement and garden, bounded by High Street S., New College orchard N., a tenement of the College in the tenure of John Caponhurst E., a tenement of the College in the tenure of Watkyn Jones W.; 20 years; rent 18*s*.

F. 302 Apr. 8, 21 Eliz. [1579]; a lease to Richard Baull of the 'Universitie

[1] Murage was a payment due from mural mansions when the Town Wall needed repair; breugable *alias* landgable was a small annual rent from certain houses in Oxford paid originally to the king, but at this time to the City.

[2] With the seal of the Hospital, broken.

of Oxford, singingman'; Rafe Tomlinson E., Watkin Jones W.; 40 years; rent 18*s*.

July 27, 32 Eliz. [1590]; a lease to Richard Poole, cutler, of a tenement and garden late in the tenure of Richard Ball; Rafe Tomlinson E., [*blank*] Price W.; 40 years; rent 20*s*. **Ledger F. 307**

July 26, 4 Jac. [1606]; a lease to Richard Clarke, yeoman; Rafe Tomlinson is E., Rafe Willson W.; 40 years; rent 20*s*. **J. 190**

July 31, 4 Car., 1628; a lease to Thomas Clarke, yeoman; same bounds; 40 years; 20*s*. **L. 217**

Dec. 8, 8 Car., 1632; a lease to Stephen Fayerbeard, mercer; same bounds; 40 years; 20*s*. **M. 41**

July 30, 20 Car., 1644; his lease is renewed; Walter Thynne is W.; 40 years; 20*s*. **N. 53**

Jan. 15, 165$\frac{7}{8}$; a lease to Eliz. Fairebeard, widow; Ric. Day is E., late Walter Thinne W.; 40 years; 20*s*. **P. 43**

Dec. 23, 23 Car. II, 1671; a lease to Stephen Fairebert, bookbinder; widow Day E., James Finch W.; 40 years; 20*s*. **Q. 296**

Dec. 6, 2 Jac. II, 1686; a lease to Richard Platt, butcher; it is now divided into tenements in the several tenures of Will. Aldworth, chandler, Thomas Gillman, barber, William Bean, widow Burrowes; bounded as before; 40 years; 20*s*. **S. 323**

Aug. 6, 12 Will. III, 1700; a lease to Sarah Platt, spinster; bounds as in 1671, occupants William Sadler, tailor, William Bean, cooper, Roger Holman, cordwainer, and Robert Genkes, cordwainer; 40 years; 20*s*. **T. 555**

Aug. 6, 1 Geo. I, 1714; a lease to Anthony Franklin, tailor; the occupants are Thomas Leaver, apothecary, Anthony Franklin, William Budd, gardiner, Ann Genkes, widow; late widow Day E., James Finch Sherwin W.; 40 years; 20*s*. **W. 409**

Aug. 6, 2 Geo. II, 1728; a lease to Ann Franklin, widow, and Edward and Anthony her sons; same bounds; 40 years; 20*s*. **Y. 10**

Aug. 6, 16 Geo. II, 1742; a lease to Ann Franklin, widow, and Anthony Franklin her son; the occupants are Thomas Leaver, apothecary, Ann and Anthony Franklin, Katherine Henn, widow, and Thomas Meals; E. is widow Day, W. Oliver Witherington; 40 years; 20*s*. **Z. 539**

Aug. 6, 30 Geo. II, 1756; a lease to Anthony Frankling, 'haberdasher of small ware'; same bounds; 40 years; 20*s*. **BB. 391**

Aug. 6, 10 Geo. III, 1770; his lease is renewed; 40 years; 20*s*. **EE. 125**

Aug. 6, 24 Geo. III, 1784; a lease to Thomas Plater, grocer; 40 years; 20*s*. **GG. 305**

Ledger a. 157 Aug. 6, 38 Geo. III, 1798; a lease to Elizabeth Plater, 'single woman'; Rob. Turner W.; 40 years; 20*s.*

c. 198 Aug. 6, 1812; her lease is renewed; 40 years; 20*s.* for the first 26 years, £16 the last fourteen.

e. 110 Aug. 6, 1826; a lease to Thomas Bartlett and William Plater Bartlett; fine £115 10*s.*; 40 years; 20*s.* for the first 12 years; then £16.

f. 298 Aug. 6, 1840; a lease to Henry Hall, Esq., brewer; fine £126; 40 years; £16.

i. 77 Sept. 29, 1881; leased to Messrs. Hall and Evetts, brewers; rent £100.

15. Selda Colesbourne; 53 High Street.

This was at first a part of the corner tenement; its early history will be found under the next tenement. In or about 1339 it became a separate holding, from which the Hospital received a quitrent of 10*s.*; but within a few years, when rents fell in consequence of the Black Death, the Hospital must have taken possession for non-payment of rent. It was subsequently let at an annual rent which in 1487 was 10*s.*, and this remained unaltered until 1844.

332.

[Joan de Colesbourne quitclaims the tenement to William le Hunt.]

S. Peter in E. 35 C May 26, 1334 Pateat uniuersis per presentes quod ego Iohanna que fui uxor Iohannis de Henleye & filia Willelmi & Sibille de Collesbourne de Oxonia concessi, remisi & pro me & heredibus meis imperpetuum quietum clamaui Willelmo le Hunte de Oxonia & Iuliane uxori sue heredibus ac assignatis suis totum ius & clamium meum quod habui habeo, seu quouis iure habere potero in una shopa & solario supraedificato & pertinenciis in Oxonia in parochia sancti Petri in oriente situatis inter tenementum Hospitalis sancti Iohannis extra portam orientalem Oxonie ex parte una & tenementum Iohannis atte Yate ex parte altera & que habui ex dono & concessione dicte Sibille matris mee & que iidem Willelmus & Iuliana habuerunt ex concessione mea; ita uero quod nec ego dicta Iohanna nec heredes mei nec aliquis alius nomine nostro aliquod ius uel clamium in dicta shopa & solario cum pertinenciis de cetero exigere ualeamus seu quouis modo uendicare; sed ab omni accione, iure & clamio in eisdem exclusi sumus imperpetuum per pre-

sentes. Et ego vero dicta Iohanna & heredes mei dictam shopam & solarium cum pertinenciis prefatis Willelmo le Hunte & Iuliane uxori sue, heredibus & assignatis suis contra omnes mortales warantizabimus & imperpetuum defendemus. In cuius rei testimonium huic presenti scripto quiete clamancie & warancie sigillum meum apposui; hiis testibus, Willelmo de Burecestria tunc maiore Oxonie, Stephano de Adyngtone & Iohanne Blundel tunc balliuis eiusdem uille, Willelmo le Deighere, Iohanne de Whasintone, Rogero Pyroun, Edmundo de Bermingham, Henrico de Skyptone & aliis. Dat' Oxonie die Iouis proximo post festum sancte Trinitatis anno regni regis Edwardi tercii post conquestum octauo.

333.

[The Hospital agrees that the quitrent shall be reduced to 6 s. 8 d. during the life of Willelmus Bonegent.]

S. Peter in E. 22 B Oct. 12, 1350

Hec indentura tripartita facta inter fratrem Adam de Lodbroke magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres, Willelmum le Honte & Willelmum le Bonegent' testatur quod cum predictus Willelmus le Honte tenet de predictis magistro & confratribus suis unam celd cum pertinenciis in uilla Oxonie que uocatur celd Coleborn' per seruicium decem solidorum per annum, predicti magister & confratres sui concedent pro se & successoribus quod predictus Willelmus le Honte & heredes sui habeant & teneant predictam celd tota uita predicti Willelmi Bonegent per seruicium sex solidorum & octo denariorum, soluendorum ad quatuor anni terminos usuales in predicta uilla, saluis sibi & successoribus suis predictum redditum decem solidorum post mortem predicti Willelmi Bonegent. Et predictus Willelmus le Honte de assensu & consensu predictorum magistri & confratrum suorum concessit predictam celd prefato Willelmo Bonegent tenendam ad totam uitam suam, reddendo inde annuatim sex solidos & octo denarios ad predictos anni terminos usuales per equales porciones; et predictus Willelmus Bonegent [ ] pro se, heredibus, & executoribus suis ad sustentandam predictam celd sumptibus suis propriis ad totam uitam suam. [The owners may distrain if the rent is not paid.] In cuius rei testimonium huic indenture tripartite tam predicti magister & confratres sui quam predicti Willelmus & Willelmus alternatim sigilla apposuerunt. Hiis testibus, Iohanne de Bereforde tunc maiore Oxonie, Iohanne Olleneye, Iohanne sancte Frideswyde tunc balliuis eiusdem uille, Iohanne de Falle, magistro

Roberto Mauncel & multis aliis. Dat' Oxonie in pleno nostri capitulo die Martis post festum sancti Dionisii, anno regni regis Edwardi tercii post conquestum uicesimo quarto.[1]

334.

Leases of 53 High Street.

Ledger F. 275 May 16, 19 Eliz. [1577]; a lease to Rafe Tomlinson, glover, of a tenement in the par. of St. Peter in the East late in the tenure of John Caponhurst; no bounds given; 40 years; rent 10*s*.

H. 188 Nov. 29, 38 Eliz. [1595]; his lease is renewed; 40 years; rent 10*s*.

K. 217 Dec. 9, 17 Jac., 1619; a lease to Edward Tomlynson, glover; 40 years; rent 10*s*.

O. 182 July 21, 1651; a lease to Richard Day, barber; 40 years; 10*s*.

Q. 186 Jan. 8, 20 Car. II, 166$\frac{8}{9}$; a lease to Anne Day, widow; 40 years; 10*s*.

S. 262 Dec. 5, 1 Jac. II, 1685; her lease is renewed; 40 years; 10*s*.

T. 495 Dec. 6, 11 Will. III, 1699; her lease is renewed; Daniel Fogg E., Thos. Minn W.; 40 years; 10*s*.

W. 263 Aug. 6, 11 Ann, 1712; a lease to Anthony Day; Will. Applebee E.; 40 years; 10*s*.

Z. 380 Aug. 6, 14 Geo. II, 1740; a lease to Martha Day, widow; same bounds; 40 years; 10*s*.

BB. 308 Aug. 6, 28 Geo. II, 1754; a lease to Elizabeth Day, spinster; William Applebee, chandler, E., John Herbert, watchmaker, W.; 40 years; 10*s*.

HH. 493 Aug. 6, 30 Geo. III, 1790; a lease to John Merrick, barber, of a tenement in the occupation of Richard Dickinson and others; John Lockey, chandler, E., John Slatter, glazier, W.; it was late held by Eliz. Day; 40 years; 10*s*.

b. 105 Aug. 6, 44 Geo. III, 1804; his lease is renewed; John Lockey, chandler, E., Rev. Charles Davis W.; 40 years; 10*s*.

d. 106 Aug. 6, 1818; a lease to James Howell, coachman; fine £38 8*s*.; John Hewitt E., William Taylor, publican, W.; 40 years; 10*s*. the first 26 years, then £6 8*s*.

[1] This deed has two indented sides, like the head of a fine. *Endorsed* 'Infra portam orientalem in parochia sancti Petri'. To judge from the rentals William Bonegent must have died very soon, and William le Hunte, refusing to pay a quitrent of ten shillings, was allowed to hold it at a rackrent of 6*s*. 8*d*.

Aug. 6, 1832; a lease to John Smith and John Goundrey, executors of James Howell; fine £41 9*s.*; John Hewitt and Ric. Jones E., John Dee, publican, and George Warburton W.; 40 years; 10*s.* the first 12 years, then £6 8*s.* **Ledger e. 236**

16. The corner Tenement; 54 and 55 High Street.

The corner tenement originally was large, and is now represented by nos. 53, 54, 55 High Street. It is unknown how, or when, the Hospital obtained it, but it was granted away by a perpetual lease to Stephen the bookbinder in 1253 at a rent of 30*s.*; and in 1279 and 1293 it was in his hands, and paid this rent. In the rental of 1339 we find that the tenement had been divided, the western portion paying a quitrent of 10*s.*, and the eastern portion a quitrent of 20*s.*, and our deeds show that this was the arrangement in 1340, when John de Couele acquired the corner portion. Six years later, as the rental shows, the Hospital had acquired possession, and the rent of the tenement was 24*s.* It can be traced through the subsequent rentals, the rent decreasing to 12*s.* in 1487. At that figure it remained until 1842. On the eastern side of the tenement there was originally a road which ran northwards within the Town Walls, but it was granted to William of Wykeham by the Town, and was used as a backway into New College gardens.

335.

[The Hospital grants the corner tenement on a perpetual lease to Stephen, bookbinder.]

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit frater Thomas custos hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci fratres salutem. Noueritis omnes nos, communi assensu & consensu nostro concurrente, dedisse, concessisse & hac presenti carta nostra confirmasse pro nobis & successoribus nostris Stephano Ligatore Librorum domum angularem infra portam orientalem iuxta domum Galfridi Belewe cum omnibus edificiis & cum omnibus pertinenciis; habendam & tenendam dictam domum dicto Stephano & heredibus suis uel suis assignatis quibuscumque et quandocumque uoluerit dare uel uendere uel legare uel assignare exceptis uiris religiosis & Iudeis de nobis & successoribus nostris libere, quiete, bene & in pace, reddendo inde annuatim nobis & successoribus nostris predictus Stephanus & heredes sui uel sui assignati triginta solidos sterlingorum ad quatuor anni terminos, scilicet ad Natiuitatem [*sic*] domini septem solidos & sex denarios, & ad festum sancte Marie **S. Peter in E. 46 A Mich. 1252–Mich. 1253**

in Marcio septem solidos & sex denarios & ad Natiuitatem sancti Iohannis Baptiste septem solidos & sex denarios & ad festum sancti Michaelis septem solidos & sex denarios, pro omni seculari seruitio, exactione & demanda. Et si ego predictus Stephanus & heredes mei seu assignati mei in solutione dictorum triginta solidorum ad aliquem terminum defecerimus licebit eidem custodi & fratribus & eorum successoribus ingredi ad namiandum de die in diem quousque dictus redditus plenarie persoluatur. Ego uero custos & fratres & successores nostri predicto Stephano & heredibus suis uel suis assignatis dictam domum cum pertinenciis contra omnes homines & feminas warantizabimus, adquietabimus & defendemus in perpetuum. Et sciendum est quod predictus Stephanus & heredes sui uel sui assignati sumptibus suis propriis sustentabunt & reparabunt predictas domos cum pertinenciis in perpetuum. Et si contingat quod predictus Stephanus uel heredes sui uel sui assignati dictam domum uendere uoluerint uel ad firmam ponere, dictus custos & fratres & eorum successores erunt propinquiores omnibus aliis si tantum dare uoluerint quantum alii. Pro hac autem donatione, concessione, & warantizatione dedit nobis predictus Stephanus tres marcas & dimidiam argenti pre manibus in gersumam. Ut igitur prescripta firma & stabilia in perpetuum permaneant hoc presens scriptum sigillo nostro communi confirmauimus, hiis testibus, Iohanne de Colesulle, Galfrido de Henkesteseye tunc prepositis Oxonie, Willelmo de Chiltone, Waltero Kepeharme, Rogero le Boltere, Ricardo de Huntindone, Wymundo le Lingedrapere, Willelmo le Saumplarier, Willelmo de Torpe, Galfrido Belewe clerico & aliis.[1]

336.

[John de Bampton grants the corner tenement to John de Cowley.]

S. Peter in E. 52 C Aug. 1, 1340

Sciant presentes & futuri quod nos Iohannes de Bamptone & Cecilia uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus Iohanni de Couele unum mesuagium cum pertinenciis in Oxonia infra portam orientalem ex parte boriali in cornare iuxta uiam regiam in parochia sancti Petri in oriente situatum inter tenementum Willelmi le Hunte ex parte occidentali & tenementum Willelmi de Henele ex parte boriali; habendum & tenendum predicto Iohanni de Couele heredibus ac assignatis suis imperpetuum libere, quiete,

[1] Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a salamander; S. STEPHANI .....

bene & in pace, reddendo inde annuatim magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie viginti & septem solidos sterlingorum per equales porciones percipiendos pro omni seruicio seculari, exaccione & demanda. Et nos predicti Iohannes de Bamptone & Cecilia uxor mea predictum mesuagium cum suis pertinenciis predicto Iohanni de Couele heredibus ac assignatis suis necnon assignatorum suorum assignatis contra omnes gentes warantizabimus in perpetuum. Hiis testibus, Willelmo de Burcestria tunc maiore uille Oxonie, Ricardo de Selewode & Iohanne de Allestone tunc balliuis eiusdem, Ricardo Cary, Stephano de Adyntone, Iohanne de Nortone & Ricardo de Hamptone & aliis. Dat' Oxonie die Martis in festo sancti Petri quod dicitur Ad Uincula, anno regni regis Edwardi tercii post conquestum quartodecimo.

337.

[John de Cowley appoints an attorney to receive seisin.]

Notum sit uniuersis quod ego Iohannes de Couele attornaui & loco meo posui dilectum michi in Cristo Iohannem le Gay ad recipiendum seisinam de uno mesuagio cum pertinenciis in Oxonia iuxta formam, vim & effectum cuiusdam carte inde confecte per Iohannem de Bampton & Ceciliam uxorem suam, ratum & gratum habiturus quicquid idem Iohannes le Gay fecerit in premissis. In cuius rei testimonium has litteras sigillo meo signatas fieri feci patentes. Data Oxonie die Martis in festo sancti Petri quod dicitur ad Uincula, anno regni regis Edwardi tercii post conquestum quartodecimo.

S. Peter in E. 27 E Aug. 1, 1340

338.

Leases of the corner tenement.

Dec. 6, 14 Eliz. [1571]; a lease to William Whitcott, tailor, of a tenement in S. Peter in E., late in the tenure of 'Water Ampthill'; bounded W. by a tenement of the College late in the tenure of John Caponhurst, E. a postern gate leading to New College; 21 years; rent 12*s*. **Ledger F. 191**

July 29, 25 Eliz. [1583]; a lease to William Whitcott, tailor; bounded as before; 40 years; rent 12*s*. **G 46**

Dec. 5, 5 Jac. [1607]; a lease to John Fayreclough, instrument maker; Rafe Tomlinson W., a postern gate E.; 40 years; rent 12*s*. **J. 231**

Ledger K. 17 Dec. 7, 12 Jac. [1614]; a lease to Richard Holbye; 40 years; rent 12*s.*

L. 174 July 27, 3 Car., 1627; his lease is renewed; 40 years; rent 12*s.*

N. 36 Dec. 12, 19 Car., 1643; a lease to Stephen Prince, cordyner; 40 years; 12*s.*

O. 654 Jan. 23, 165$\frac{4}{5}$; a lease to Stephen Prince, cordwayner; Richard Day is W.; 40 years; 12*s.*

P. 623 July 30, 18 Car. II, 1666; a lease to Daniel Fogge, yeoman; 40 years; 12*s.*

R. 497 Sept. 12, 32 Car. II, 1680; a lease to Daniel Fogge, gent.; Ann Day is W.; 40 years; 12*s.*

T. 114 Dec. 6, 7 Will. III, 1695; his lease is renewed; 40 years; 12*s.*

U. 38 Dec. 6, 2 Ann, 1703; a lease to William Applebee, tallow chandler; 40 years; 12*s.*

W. 632 Dec. 6, 4 Geo. I, 1717; his lease is renewed; 40 years; 12*s.*

Y. 200 Dec. 6, 5 Geo. II, 1731; his lease is renewed; 40 years; 12*s.*

AA. 85 Dec. 6, 19 Geo. II, 1745; his lease is renewed; 40 years; 12*s.*

CC. 561 Dec. 6, 33 Geo. II, 1759; his lease is renewed; 40 years; 12*s.*

EE. 539 Dec. 6, 14 Geo. III, 1773; a lease to Mary Seely, widow; 40 years; 12*s.*

HH. 60 Dec. 6, 29 Geo. III, 1788: her lease is renewed; 40 years; rent 12*s.*

b. 4 Dec. 6, 43 Geo. III, 1802; a lease to Simon Brown, ironmonger; 40 years; rent 12*s.*

d. 46 Dec. 6, 1816; his lease is renewed; fine £54; a tenement of the College in the tenure of James Howell W., a tenement where formerly was a postern gate leading into New College E.; 40 years; 12*s.* the first 26 years, then £9.

e. 138 Dec. 6, 1830; a lease to Tilleman Bobart and John Hickeman, executors of Simon Brown; fine £70 10*s.*; 40 years; 12*s.* the first 12 years, then £9.

g. 340 July 24, 1860; a lease to Joseph Gunning, gent.; fine £129; now in the occupation of Jones, druggist, and John Hewitt, barber; 40 years from Dec. 6, 1844; £9.

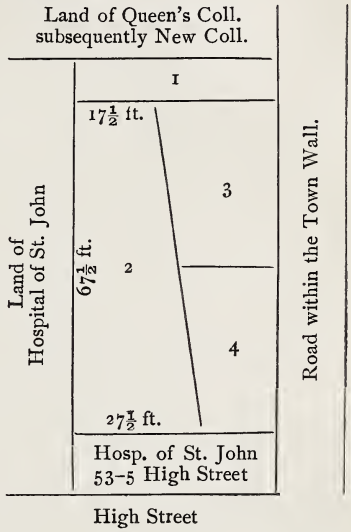
g. 402 July 23, 1862; a lease to Charles Parker and Matthew Gunning; fine £129; 40 years from Dec. 6, 1858; £9.

i 302 Aug. 7, 1883; the residue of the lease is surrendered; at that time 54 High Street was underlet on a yearly tenancy at £38 a year, and no. 55 on a monthly tenancy at £24 a year.

17. Land facing the East Wall.

The following deeds must refer to land facing the East Wall. From the Collectanea of Nicholas Bishop[1] we learn that John de Bampton acquired land facing the East Wall from John atte Yate and John de Henley in 1337 and 1342. As we know from the same source that William de Erdyntone was nephew of the wife of John de Bampton, it may be that John atte Noke and William de Erdyntone were the executors of the will of John de Bampton. The property was small; it measured $67\frac{1}{2}$ feet from N. to S., and probably about 40 ft. from E. to W.; it seems to have been situated towards the northern end of nos. 53–5 High Street.

1. Land of Will. de Erdyngton: see deed 340
2. Plot of deed 339
3. Messuage of deed 339
4. Messuage of deed 340



339.

[John atte Noke and William de Erdyntone grant to William le Hunte a messuage and plot.]

Sciant presentes & futuri quod nos Iohannes atte Noke de Oxonia & Willelmus de Erdyntone de Oxonia dedimus, concessimus & hac presenti carta nostra confirmauimus Willelmo le Hunte de Oxonia & Iuliane uxori eius unum mesuagium & unam placeam terre cum domibus in ea edificatis & suis pertinenciis in Oxonia in parochia sancti Petri in oriente; quod quidem mesuagium situm est inter tenementa nostrorum predictorum Iohannis & Willelmi de Erdyntone

S. Peter in E. 34 C May 9, 1349

[1] MS. Top. Oxon. d. 72, p. 260. This is a transcript of the original MS., now at Cambridge.

ex utraque parte; predicta uero placea iacet iuxta mesuagium predictum ex parte occidentali & se extendit in longitudine a tenemento magistri & fratrum hospitalis sancti Iohannis Oxonie ex parte australi usque ad tenementum nostrorum predictorum Iohannis & Willelmi de Erdyntone, continens eadem longitudine sexaginta septem pedes et dimidium et in latitudine a mesuagio predicto usque ad terram predictorum magistri & fratrum videlicet ad caput boriale decem & septem pedes & dimidium et tres pollices & ad caput australe a tenemento nostrorum predictorum Iohannis & Willelmi de Erdynton usque ad terram predictorum magistri & fratrum viginti septem pedes & dimidium; habendum & tenendum predictum mesuagium & predictam placeam terre cum domibus in ea edificatis & suis pertinenciis predictis Willelmo le Hunte & Iuliane & eorum heredibus ac eorum assignatis de capitalibus dominis feodi illius per seruicia inde debita & consueta imperpetuum. Et nos predicti Iohannes & Willelmus de Erdyntone & nostri heredes predicta mesuagium & placeam terre cum domibus in ea edificatis & pertinenciis suis predictis Willelmo le Hunte & Iuliane & heredibus eorum & eorum assignatis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus. Et quia sigilla nostra pluribus sunt incognita sigillum officii maioratus Oxonie apponi procurauimus. Hiis testibus, Ricardo Cary tunc maiore ville Oxonie, Iohanne de Bedeford & Willelmo de Saumford tunc balliuis eiusdem ville, Ricardo de Eynesham, Nicholao Gerlande, Ricardo le Couke, Simone de Saumforde, Iohanne de Langrisshe clerico & aliis. Dat' apud Oxoniam nono die Maii anno regni regis Edwardi tercii post conquestum Anglie vicesimo tercio, regni uero sui Francie decimo.[1]

340.

[John atte Noke and William de Erdyntone grant to William le Hunte other tenements adjacent.]

S. Peter in E. 60 D June 17, 1349

Sciant presentes & futuri quod nos Iohannes atte Noke de Oxonia & Willelmus de Erdyntone de Oxonia dedimus, concessimus & hac presenti carta nostra confirmauimus Willelmo le Hunte de Oxonia omnia illa tenementa cum pertinenciis in Oxonia in parochia sancti Petri in oriente situata inter tenementum magistri & scolarium aule Regine de Oxonia[2] ex parte boriali & tenementum predicti Willelmi

[1] With three seals, two small and illegible, the third the seal of the mayor, the ox facing to the right.

[2] At this time Queen's College owned a piece of land which ran eastward to the Town Walls.

le Hunte ex parte australi, ac etiam inter tenementum eiusdem Willelmi ex parte boriali & tenementum magistri hospitalis sancti Iohannis Oxonie ex parte australi; habenda & tenenda omnia tenementa predicta cum suis pertinenciis predicto Willelmo le Hunte & heredibus suis ac suis assignatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et nos predicti Iohannes & Willelmus de Erdynton & heredes nostri omnia tenementa predicta cum suis pertinenciis predicto Willelmo le Hunte & heredibus suis ac suis assignatis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus, hiis testibus, Iohanne de Bedeforde & Willelmo de Saumforde tunc balliuis uille Oxonie, Iohanne de Falle, Ricardo le Couk, Nicholao Gerland, Simone le Deighere, Iohanne le Mareschal, Nicholao de Forsthulle, Iohanne de Langrisshe clerico & aliis. Dat' apud Oxoniam decimo septimo die Iunii anno regni regis Edwardi tercii post conquestum Anglie uicesimo tercio & Francie decimo.

On the back. Ista carte intratur in papiro Gilde Aule Oxonie folio xxxix°.[1]

341.

[William le Hunte grants tenements to the Hospital in exchange for land in Kibald Street.]

S. Peter in E. 33 C July 17, 1365

Sciant presentes & futuri quod nos Willelmus le Hunte de Oxonia & Iuliana uxor eius dedimus, concessimus & hac presenti carta nostra confirmauimus fratri Roberto de Tywe magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus omnia illa tenementa cum eorum pertinenciis in Oxonia in parochia sancti Petri in oriente, situata inter tenementum magistri & scolarium aule Regine Oxonie ex parte boriali & tenementum nostrum ex parte australi ac etiam inter tenementum nostrum ex parte boriali & tenementum predictorum magistri & confratrum ex parte australi. Dedimus eciam eisdem magistro & confratribus unam shopam cum solario supraedificato cum suis pertinenciis in eadem parochia, situatam inter tenementum dictorum magistri & confratrum ex parte una & tenementum quondam Iohannis atte Yate ex parte altera in purum & perpetuum excambium pro uno curtilagio cum suis pertinenciis in eadem parochia quod iacet inter tenementum dictorum magistri &

[1] This endorsement is in the same hand as the deed. The 'Paper Book of the Gild Hall' is now called 'the Book of Wills'. It contains this deed; see *Liber Albus*, p. 33.

confratrum ex parte occidentali & tenementum quondam Roberti Dybulle[1] ex parte orientali et continet in longitudine sexaginta pedes & in latitudine triginta pedes; habenda & tenenda omnia predicta tenementa & shopam cum solario & eorum pertinenciis in purum et perpetuum excambium pro predicto curtilagio cum suis pertinenciis prefatis magistro & confratribus & eorum successoribus de capitalibus dominis feodorum illorum per seruicia inde debita & de iure consueta imperpetuum. Et preterea nos predicti Willelmus et Iuliana & heredes nostri omnia predicta tenementa & shopam cum solario & eorum pertinenciis in purum & perpetuum excambium pro predicto curtilagio cum suis pertinenciis prefatis magistro & confratribus & eorum successoribus contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus. Hiis testibus, Ricardo de Wodehay tunc maiore ville Oxonie, Willelmo de Codeshale & Galfrido de Lodewelle tunc balliuis eiusdem ville, Iohanne de Stodle, Iohanne de Bedeford, Iohanne de Hertwelle, Iohanne Benham, Iohanne de Norhamptone clerico & aliis. Dat' apud Oxoniam decimo septimo die Iulii anno regni regis Edwardi tercii post conquestum tricesimo nono.[2]

342.

[William le Hunte grants the same to trustees.]

S. Peter in E. 36 C July 17, 1365

The same as no. 341, but reading 'Willelmo de Schiptone coco, Willelmo Haumond & Henrico de Tywe' instead of 'Roberto de Tywe . . . confratribus'. It has the same witnesses and the same date; but of the two seals one corresponds, and the other does not, with the seals on no. 341. The two deeds are not in the same hand.

343.

[The trustees convey to the Hospital a portion of the property of William le Hunte.]

S. Peter in E. 12 A Sept. 29, 1370

Sciant presentes & futuri quod nos Willelmus de Shiptone cocus, Willelmus Hamond & Henricus Teuwe dedimus, concessimus et hac presenti carta nostra confirmauimus magistro hospitalis sancti Iohannis extra portam orientalem Oxonie, fratribus, sororibus, & infirmis

[1] See no. 226.

[2] With two seals. *Endorsed* 'Iste sunt infra portam orientalem'. Perhaps the shop of which there is mention, next to the tenement of John atte Yate, was no. 53 High Street.

hospitalis predicti omnia illa tenementa cum eorum pertinenciis in Oxonia in parochia sancti Petri in oriente situata inter tenementum nostrum[1] ex parte boriali et tenementum hospitalis predicti ex parte australi. Dedimus eciam eisdem magistro, fratribus, sororibus & infirmis hospitalis predicti unam schopam cum solario et eorum pertinenciis situatam inter tenementum hospitalis predicti ex parte una & tenementum Iohannis Atte3ate ex parte altera; habenda & tenenda omnia predicta tenementa & schopam cum solario et eorum pertinenciis dictis magistro, fratribus, sororibus, & infirmis hospitalis predicti ac eorum successoribus in puram & perpetuam elemosinam in perpetuum. Et nos dicti Willelmus, Willelmus & Henricus et heredes nostri omnia dicta tenementa, schopam cum solario & eorum pertinenciis dictis magistro, fratribus, sororibus & infirmis hospitalis predicti ac eorum successoribus contra omnes gentes warantizabimus, acquietabimus & defendemus in perpetuum. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus; hiis testibus, Nicholao Heytesbury, Iohanne Brehulle, Willelmo Prentys, Iohanne Flecchere, Iohanne Mareschall' & aliis. Dat' Oxonie in festo sancti Michaelis archangeli anno regni regis Edwardi tercii post conquestum quadragesimo quarto.

18. On the Site of Queen's College Chapel.

The names of Geoffrey de Stocwell and John de Wytele enable us to locate the house of John Fileking. From records at Queen's College it is known that Geoffrey de Stocwell owned a large tenement at the north-east corner of Queen's College, and that John de Wytele was opposite St. Edmund Hall. The house of John Fileking therefore was where the east end of Queen's chapel now stands. By Sept. 23, 1345, it was two shops, measuring in all 43 feet by 21 feet, which were granted to Queen's College by the Hospital in exchange for three shops on the south side of Kybald Street at the corner over against the Town Wall. The fact that the only information of this transaction is found at Queen's College shows how unwise it would be to assume that the deeds of the Hospital are complete. In the rental of 1293 the property is two selds held by Adam Gold in the churchyard of St. Peter; in later rentals to 1339 they are called 'selde Ledbury', and it is mentioned that there was a quitrent from them of 20*d.* due to the heirs of Henry le Rich. It may be noticed that Katharine Fileking in 1285 (see no. 284) quitclaimed to the Hospital a house in the churchyard of St. Peter next to Geoffrey de Stocwell.

[1] Apparently that portion of the property which adjoined the holding of Queen's College was not conveyed to the Hospital at this time. We do not know when it was acquired by the Hospital.

344.

[John Fileking grants a house to the Hospital.]

S. Peter in E. 23 C Mich. 1282–Mich. 1283

Sciant presentes & futuri quod ego Iohannes Filekyng dedi, concessi & hac presenti carta mea confirmaui magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie unum mesuagium in cimiterio sancti Petri in oriente ad sustentacionem pauperum infirmorum predicti hospitalis, uidelicet illud mesuagium quod situm est inter terram Galfridi de Stocwelle ex parte una & terram Iohannis de Wytele ex altera, uidelicet illud mesuagium quod emi de Iohanne le Waleys; habendum & tenendum sibi & successoribus eorum libere, quiete, integre, bene & in pace imperpetuum; reddendo inde annuatim heredibus Henrici le Riche uiginti denarios, uidelicet ad festum sancti Michaelis quinque denarios & ad Nathale Domini quinque denarios & ad festum beate Marie in Marcio quinque denarios & ad festum beati Iohannis Baptiste quinque denarios pro omnibus seruiciis secularibus, exaccionibus & demandis michi & heredibus meis pertinentibus. Et ego Iohannes & heredes mei totum dictum tenementum cum suis pertinenciis dictis magistro & fratribus predicti hospitalis & eorum successoribus contra omnes homines & feminas warantizabimus, acquietabimus, & defendemus imperpetuum. Et ut hec mea donacio, concessio, & presentis carte mee confirmacio & warantia rata & inconcussa imperpetuum permaneant, hanc presentem cartam sigilli mei impressione roboraui. Hiis testibus, Nicholao de Kyngestune tunc maiore Oxonie, Thoma de Souwi & Radulfo le Plomer tunc balliuis, Henrico Oeyn, Nicholao de Coleshulle, Iohanne Culuerd, Iohanne Sewi & aliis.

19. Little Hammer Hall.

This Hall was granted by the Hospital to William of Wykeham in 1389; it lay between Great Hammer Hall on the north and Temple Hall on the south, and it was required by the Bishop when he formed the plan of building cloisters at the west end of the Chapel of New College. To obtain the necessary space he obtained permission to divert the road, and after this was carried out the rental of 1392 describes Little Hammer Hall as 'iam communis via'; in other words it lay between what is now New College Cloister on the north and the Warden's garden on the south. The name Hammer Hall was no doubt given because the original owner was named Martel. It was an academic hall until 1350; subsequently only a garden.

345.

[Gilbert Martel grants a tenement to the Hospital.]

S. Peter in E. 49 A Cart. fol. 13r 1231–7

Sciant presentes & futuri me Gilebertum Martel dedisse, concessisse, & hac presenti carta mea confirmasse deo & hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem deo seruientibus in puram & perpetuam elemosinam ad sustentacionem infirmorum predicti hospitalis masuagium illud cum pertinenciis quod est inter domum angularem dicti Gileberti & domum Galfridi filii Symonis in parochia beati Petri orientalis apud Oxoniam; reddendo inde annuatim capitali domino scilicet Galfrido filio Symonis & heredibus suis ad festum sancti Michaelis dimidiam libram cimini pro omni seruitio & exaccione & demanda seculari. Ego uero Gilebertus Martel & heredes mei inueniemus dimidium custum cuiusdam muri qui est inter predictas domos, et hospitale inueniet alteram dimidietatem ad predictum murum reparandum inter dictas domos. Et ut hec mea donatio rata sit & inconcussa permaneat, hoc scriptum sigilli mei impressione corroboraui. Hiis testibus, Petro Torolde tunc maiore Oxonie, Galfrido de Stocchewelle, Ricardo le Curteys, Ricardo Aurifabro, Henrico filio Symeonis, Andrea Halegod, Iohanne le Thaylur, Laurentio Log, Willelmo le Prude & aliis.[1]

346.

[An agreement with Galfridus filius Simonis.]

CIROGRAPHUM

S. Peter in E. 17 Mich. 1239–Mich. 1240

Hec est conuentio facta inter Galfridum filium Simonis ex una parte & magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & fratres eiusdem loci ex altera, uidelicet quod predictus Galfridus concessit & dimisit predicto hospitali unam placeam terre que contigua est terre sue quam tenet de Templo Milicie Ierusalem in parochia sancti Petri orientalis in Oxonia, que placea continet uiginti unum pedem in longitudine & quinque pedes & dimidium in latitudine. Concessit etiam quod predictus magister & fratres & eorum successores habeant duas gutteras iacentes super murum suum in predicto tenemento & illas sustentabunt ita quod nullum dampnum eueniat dicto Galfrido neque heredibus suis uel suis assignatis; et si ita contingat quod per predictas gutteras aliquod dampnum euenerit dicto Galfrido

[1] At the foot 'Transcrib'.

uel heredibus suis uel assignatis, dicti fratres uel eorum successores illud dampnum sine dilacione facient emendare uisu proborum & legalium uirorum. Quod si noluerint, dictus Galfridus uel heredes eius uel sui assignati dictas gutteras amouebunt sine aliqua contradiccione dictorum fratrum uel eorum successorum. Pro hac autem conuentione dicti magister & fratres dederunt predicto Galfrido triginta solidos sterlingorum. Et ut hec conuentio rata & stabilis in perpetuum permaneat huic scripto utraque pars sigillum suum alternatim apposuit; hiis testibus, G. de Stocwelle tunc maiore Oxonie, Iohanne Sewy & Hugone Hardinge tunc prepositis, Philippo Molendinario, Henrico filio Henrici, Pentecost', Willelmo de Wintonia, Henrico Hinge.[1]

346 A.

[William of Wykeham in return for Little Hammer Hall grants to the Hospital a rent of 3 s. 4 d.]

S. Martin 4 Apr. 1, 1389

Hec indentura facta inter uenerabilem in Cristo patrem ac dominum, dominum Willelmum de Wykeham dei gracia episcopum Wyntoniensem & magistrum Nicholaum de Wykeham custodem collegii vocati seynte Marie College of Wynchestre in Oxonia per eundem episcopum nuper fundati et scolares eiusdem collegii ex una parte et dominum Iohannem Iddebury magistrum domus hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem domus ex altera parte testatur quod dicti custos & scolares collegii predicti in recompensacionem unius gardini ubi quondam situata fuit aula vocata Lytelhamer halle in Oxonia de predictis magistro & confratribus domus antedicte per dictum dominum episcopum pro incremento & commodo dicti collegii adquisiti concesserunt dictis magistro & confratribus domus sancti Iohannis predicte unum annuum redditum trium solidorum & quattuor denariorum; habendum & percipiendum eundem annuum redditum de predicto custode & scolaribus collegii supradicti & successoribus suis ac de eodem collegio prefatis magistro & confratribus domus sancti Iohannis predicte & eorum successoribus in perpetuum; soluendum uidelicet ad festa sancti Michaelis et Pasche per equales porciones. Concesserunt insuper dicti custos & scolares collegii predicti quod quocienscumque dictus redditus aretro fuerit [the Master and brethren may distrain in the tenements of the College]; prouiso

[1] Seal, white, pointed oval, $1\frac{1}{4}$ in. × $\frac{3}{4}$ in., a fleur-de-lis, illegible. *Endorsed* 'Oxon' infra portam'. Galfridus filius Simonis occupied Temple Hall on the south side of Little Hammer Hall.

tamen quod quandocumque dicti magister & confratres domus supradicte vel eorum successores de tantis terris & tenementis supradictis cum pertinenciis infra muros Oxonie ad procuracionem & sumptum et mortificacionem dictorum episcopi, custodis & scolarium dicti collegii vel successorum eorundem custodis & scolarium, fuerint feofati habendis sibi & successoribus suis in perpetuum, dictus redditus cesset pro perpetuo, dum tamen iidem magister & confratres domus supradicte vel eorum successores huiusmodi mortificacionem & feofamentum gratis duxerint acceptandum. In cuius [i. e. sealing]. Dat' apud Oxoniam primo die Aprilis anno regni regis Ricardi secundi duodecimo.

20. A Tenement in the Corner of the Churchyard.

There were three corner tenements in the churchyard of St. Peter, viz. at the north-east corner, at the north-west corner, and at the south-west corner. The tenement at the south-west corner belonged to Oseney; the tenement at the north-east corner is mentioned in nos. 359, 360; it does not appear that either of these was the tenement of Milo Martel; it is therefore probable that it was at the north-west corner, i. e. at the north-east corner of Queen's College. It must be confessed that the rentals make no mention of a tenement at this spot, but the Hospital may have alienated it before 1293. It may be noticed that, strictly speaking, there is no deed that records the gift of the tenement to the Hospital: perhaps Milo Martel gave to the Hospital the rent of 2*s.*, and consequently the gift of Thomas de Fonte took the form of a quitclaim.

347.

[Milo Martel grants to Thomas de Fonte a corner tenement in the churchyard of St. Peter.]

S. Peter in E. 20 C Mich. 1247–Mich. 1248

Sciant presentes & futuri quod ego Milo Martel dedi & concessi & hac presenti carta mea confirmaui Thome de Fonte de Garsindone totam terram meam angularem cum pertinentiis que iacet inter terram Willelmi de Aliwelle ex una parte et terram Ricardi Fullonis ex altera ex opposito ecclesie sancti Petri orientalis Oxonie, excepto uno pistrino cum uno furno, et exceptis septem ulnis ferreis domini regis cum pollicibus in latitudine circa furnum et exceptis quinque ulnis ferreis domini regis cum pollicibus in longitudine circa furnum; habendam & tenendam sibi & heredibus suis uel suis assignatis quibuscumque illam terram uoluerit dare, uendere, legare, assignare siue in sanitate siue in egritudine de me & heredibus meis in feodo & hereditate cum libero introitu et exitu, libere, quiete, pacifice & integre; reddendo inde annuatim michi & heredibus meis ipse & heredes sui uel sui assignati

duos solidos esterlingorum ad duos anni terminos, uidelicet ad festum beate Marie in Marcio duodecim denarios et ad festum sancti Michaelis duodecim denarios pro omni seruicio et exactione et demanda. Et ego predictus Milo & heredes mei warantizabimus totam predictam terram, ut prediuisum est, predicto Thome & heredibus suis uel suis assignatis in perpetuum contra omnes homines mares et feminas. Pro hac autem donacione, concessione, warantizacione dedit michi predictus Thomas octo marcas sterlingorum pre manibus in garsumam, et Edoline uxori mee tres marcas sterlingorum ad magnum negocium nostrum. Ut igitur prescripta firma et stabilia sine dolo permaneant in perpetuum huic presenti scripto sigillum meum apposui. Hiis testibus, Nicholao de Stocwelle tunc maiore Oxonie, Galfrido Aurifabro, Willelmo le Seinter tunc prepositis, Nicholao de Kingestone, Laurentio Log, Ada Wystlee, Rogero le Batur, Wimundo Lingedraper, Ricardo de Huntindune, Roberto Clerico.[1]

348.

[Thomas de Fonte quitclaims the land to the Hospital.]

S. Peter in E. Cart. fol. 16v c. 1250

Omnibus Cristi fidelibus ad quos presentes litere peruenerint Thomas de Fonte de Gersindone salutem in domino. Nouerit uniuersitas uestra me remisisse & quietum clamasse magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus ibidem commorantibus totam terram meam quam habui que fuit quondam Milonis Martel, que iacet inter terram Willelmi de Haliwelle ex una parte et terram Ricardi Fullonis ex altera ex opposito ecclesie sancti Petri orientalis Oxonie, & quicquid in eadem terra habui uel habere potui sine ullo retinemento michi uel heredibus meis uel successoribus meis imperpetuum. In cuius rei testimonium presenti scripto sigillum meum apposui.

21. On the South Side of the Churchyard.

It seems that there were four tenements on the south side of the churchyard; of these three came into the possession of Oseney, and formed the original Edmund Hall; the fourth, lying towards the south-east corner of the churchyard, was given to the Hospital by John de Bormingham. In the rental of 1293 it appears to be an academic hall called Hayschehalle. There is no mention of this hall, or of its site, in the next two rentals, but in 1339 'a garden by the church', rented at 4*s*., may represent the site. In 1351 this garden seems to be leased to the owner of Chimney Hall (44

[1] *Endorsed* 'de tenemento in cimiterio sancti Petri'.

and 45 High Street), but subsequently it seems to have been granted to New College (see below, tenement no. 25); and as the eastern part of Edmund Hall stands on the site, we must assume that New College alienated it to that Hall.

349.

[John de Bormingham grants to the Hospital some land on the south side of the churchyard.]

S. Peter in E. 14 C Cart. fol. 11v Mich. 1238–Mich. 1239

Uniuersis Cristi fidelibus ad quos presens scriptum peruenerit Iohannes de Bormingham clericus salutem in domino. Nouerit uniuersitas uestra me intuitu pietatis dedisse & concessisse & hac presenti carta confirmasse domui hospitalis sancti Iohannis extra portam orientalem Oxonie et confratribus eiusdem hospitalis & eorum successoribus imperpetuum illam terram cum edificiis & pertinenciis suis que est inter cimiterium ecclesie sancti Petri orientalis Oxonie & terram Agnetis Log in longitudine & murum terreum quem feci construi & domum angularem dicti hospitalis iuxta dictum cimiterium in latitudine; habendam & tenendam in perpetuum eisdem fratribus et eorum successoribus libere, quiete & pacifice & integre, soluendo annuatim de predicta terra & de terra prioris & canonicorum de Wroxtone & de terra prioris & monachorum de Sandwelle Galfrido de Stokwelle & heredibus suis duos solidos argenti ad duos terminos anni pro omni seruicio & demanda, scilicet ad festum sancti Michaelis XII denarios & ad Pascha XII denarios. Et tenentes predictarum terrarum prioris & canonicorum de Wroxtone & tenentes prioris et monachorum de Sandwelle respondebunt predictis confratribus annuatim sicut michi respondere debebant & solebant. Et in huius rei robur & testimonium hoc presens scriptum sigilli mei inpressione roboraui. Hiis testibus, Galfrido de Stokwelle tunc maiore Oxonie, Willelmo de Wintonia & Willelmo filio Willelmi tunc prepositis Oxonie, Philippo Molendinario, Henrico filio Henrici, Thoma filio Walteri, Pentecoste, Laurentio Log, Adam Wistle, Willelmo le Prute, Rogero le Boltere & aliis.[1]

350.

[John de Burmingham increases his gift.]

S. Peter in E. 26 C Cart. fol. 12r c. 1240

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Iohannes de Burmingham clericus salutem in domino. Nouerint

[1] At the foot 'Transcrib''. *Endorsed* 'Carta magistri Iohannis de Bermingham'. There is no clause of warranty.

uniuersi me dedisse & concessisse & hac presenti carta mea confirmasse domui hospitalis sancti Iohannis Oxonie & fratribus ibidem deo seruientibus intuitu dei quandam terram iuxta cimiterium sancti Petri orientalis Oxonie & domum quandam, illam scilicet que iacet inter solium [*sic*] quod primo construxi iuxta idem cimiterium & domum ad eundem hospitalem pertinentem, que est in angulo dicti cimiterii, & nouum murum quem ultimo construxi inter dictas domos in latum & in longum a cimiterio usque ad terram Thome Submuro; ita scilicet quod tercia pars emolumenti quod inde proueniet cedat in calciamento [*sic*] pauperum de dicto hospitali egredientium post infirmitatem. Concessi etiam quod dicti fratres recipiant a domo de Sandwell duos denarios annuatim pro quadam terra quam eidem domui concessi iuxta dictum cimiterium & de domo de Wrocstone [1] duos denarios annuatim de terra quam eidem domui concessi, que iacet inter terram Sandwelle & terram quam concessi dicto hospitali similiter iuxta dictum cimiterium, et respondeant annuatim Galfrido de Stocwelle & heredibus suis de duobus solidis terminis assuetis soluendis nomine dicte tocius terre. Et in [huius][2] rei testimonium presenti scripto sigillum meum apposui, hiis testibus, P. Torald, Laurentio Log, Willelmo de Chiltone, Nicholao Wystle, A. Wistle, Rogero Submuro & aliis.[3]

22. A Hall at the South-east Corner of the Churchyard.

At present it is impossible to reconstruct the geography of the north-east corner of Oxford, now the site of New College, and our evidence is very scanty. The Hundred Rolls are defective for the north-east ward, and New College has no deeds which describe the site. Even before the Black Death this part of Oxford was falling into decay, and after 1349 it was uninhabited, so that when William of Wykeham bought the land from Oseney, St. John's Hospital, and the Town, no detailed description was given. The rentals of the Hospital fail us even before 1349; for as no rent could be obtained, the tenements in many cases are omitted. For these reasons the arrangement here adopted for deeds 349–376 is made with much diffidence.

According to the rental of 1293 the Hospital had three academic halls on the east side of the churchyard, called *aula in angulo*, *aula media*, and *aula Vulp.* Shortly after 1293 they all fell into decay, and their site became a garden. The first hall we place on the land which was given to the Hospital by Henry Operarius about 1220. It was between land

[1] Wocstone MS., Wrocstone Cart.
[2] Omitted by the scribe.
[3] At the foot 'Transcrib'; seal wanting.

of William de Fossa (i.e. on the south) and land of Augustine of Wodeperie (on the north), and probably on the west it was bounded by the tenement of John de Bormingham, which was subsequently given to the Hospital. Probably Henry Operarius married the widow of Ernaldus of Holywell, to whom the tenement had been granted. Deed no. 351 shows that it stretched from the churchyard on the west to the Town Wall on the east.

351.

[William the Cooper grants land to Ernaldus of Holywell.]

S. Peter in E. 24 C c.1210–20

Sciant presentes & futuri quod ego Willelmus Cupparius et Emma uxor mea & heredes mei dedimus & concessimus & hac presenti carta confirmauimus Hernaldo de Haliwelle & Matildi uxori sue & illis quos heredes facere uoluerint terram que iacet inter terram Ailwini le Turneur & terram quam tenet Uuillelmus a Waltero filio Iohannis, spectantem secundum unam frontem in cimiterio sancti Petri & secundum aliam frontem ad murum ciuitatis Oxonie iuxta hospitale sancti Iohannis, illi & heredibus suis tenendam de me & heredibus meis libere & quiete pro omni seruicio ad nos pertinente, reddendo annuatim duodecim denarios scilicet sex ad Natale Domini & sex ad festum sancti Iohannis Baptiste. Et pro hac concessione[1] & confirmatione dedit nobis predictus Hernaldus x solidos in gersuma. Et nos & heredes nostri predictam terram warantizabimus illi & heredibus suis contra omnes homines. Hiis testibus, Waltero Inge, Turaldo & Petro filio eius, Alexandro Fabro, Cnitwino, Ailwino Tornario, Reginaldo filio Harding, Iohanne Iggenulfi, Waltero de Brehille, Waltero le Seriant super tenementum Walteri Foliot, Hedrico, Waltero filio Toui, Segrimo fratre eius, Iohanne Carpentario, Gileberto, Willelmo le Blund, Richardo [*sic*] Londoniensi, Gileberto Boltario, Willelmo marito Gunnilde & multis aliis.[2]

352.

[William the Cooper pledges his land to Isaac of Winchester.]

CIROGRAPHVM

Misc. 284 1208

Sciant presentes & futuri quod ego Willelmus Cuparius debeo Ysaac filio Mossei de Wintonia uiginti solidos esterlingorum de noua moneta pro quibus debeo ei reddere per annum unam marcam de morwagio,

[1] *donacione* has been omitted by the scribe.

[2] Seal, brown, circular, $1\frac{3}{8}$ in., a fleur-de-lis, SIGILL' WLL'MI CERCLIER.

scilicet dimidiam marcam ad Natiuitatem sancti Iohannis Baptiste proximo post obitum Simonis de Welles Cicestrensis episcopi[1] & dimidiam marcam ad Natale Domini proximo post, & nisi termini tenerentur dabo ei de omni termino preterito qualibet septimana pro qualibet dimidia marca tres obolos de lucro quamdiu tenuero per libitum eius, & sic de anno in annum quamdiu tenuero per libitum eius; & sciendum quod istos predictos uiginti solidos mutuo cepi ab eo ad Epiphaniam domini proximo ante predictos terminos & pro toto predicto debito & lucro si acciderit inuadiam ei totas terras meas quas habeo in uilla Oxonie siue extra. Hoc affidaui pro me & pro heredibus meis tenendum illi uel heredibus suis & sigillo meo confirmaui.[2]

353.

[Henry Operarius grants land to the Hospital.]

S. Peter in E. 35 B Cart. fol. 16v c. 1220

Sciant presentes & futuri quod ego Henricus Operarius iuxta ecclesiam beati Petri apud portam orientalem Oxonie concessione & uoluntate uxoris mee & heredis mei & Willelmi Cuparii & Nicholai filii eius dedi & concessi & hac presenti carta mea confirmaui hospitali sancti Iohannis Baptiste extra portam orientalem Oxonie et fratribus ibidem deo seruientibus pro tribus marcis & dimidia quas predicti fratres michi dederunt in gersuma, scilicet illam terram que iacet inter terram Willelmi de Fossa & inter terram Augustini presbiteri de Wodeperie; habendam & tenendam sibi in perpetuum libere & quiete & integre, sicut illam ego tenui de predicto Willelmo Cupario; reddendo inde annuatim predicto Willelmo Cupario & eius heredibus duodecim denarios ad duos terminos scilicet ad Natiuitatem sancti Iohannis sex denarios & ad Natale sex denarios & duos denarios ad luminaria ecclesie beati Petri apud portam predictam Oxonie duobus terminis scilicet unum denarium contra Natale & unum denarium contra Pascha pro omni seruicio & exactione. Et ego Henricus Operarius & heredes mei warantizabimus predicto hospitali & predictis fratribus prenominatam terram contra omnes homines mares & feminas. Et ut hec confirmatio mea perpetuam obtineat firmitatem eam sigilli mei munimine roboraui. Hiis testibus, Henrico filio Symeon, Thuraldo Allutario, Philippo Molendinario, Roberto Oeino, Thoma Scriptore, Waltero de

[1] He died in the autumn of 1207. This deed is inserted here because William the Cooper is mentioned in no. 351; but there is no means of saying to what tenement it should be assigned.

[2] No seal.

Ponte Australi, Laurentio Ruffo, Gileberto de Buchulle, Reginaldo Pistore, Philippo le Tannur et multis aliis.[1]

23. Aula Media.

Next on the north was a tenement of Augustine, rector of Woodperry, once of Ailwin the Turner. It extended from the churchyard eastward to the Town Wall (see no. 354). Nigel, son of Augustine, granted it to John de Iffley, and about 1263 the western part of it became the property of the Hospital. Deed no. 356 suggests that the Hospital had a quitrent of 6*s*. on the eastern portion, but whether it obtained the freehold is uncertain.

354.

[Nigel, son of Augustine, grants land to John de Iffley.]

S. Peter in E. 28 C ? Mich. 1230–Mich. 1231

Sciant presentes & futuri quod ego Nigellus filius Augustini capellani de Wodeperie concessi & liberaui & hac presenti carta mea confirmaui Iohanni alumpno Walteri rectoris ecclesie de Yftelege & heredibus suis uel cuicumque dictus Iohannes dare uel assignare uoluerit totam terram meam cum pertinenciis suis in uilla Oxonie, illam scilicet que iacet inter terram domus hospitalis sancti Iohannis & inter terram Willelmi de Chiltona, extenta [*sic*] in longitudine in cimiterium ecclesie beati Petri orientalis ex una parte & ex alia parte in uicum muri orientalis; habendam & tenendam iure hereditario de me & de heredibus meis sibi & heredibus suis uel eius assignatis libere & quiete, solute & integre ab omni seruicio & demanda ad me & ad heredes meos pertinente, reddendo inde annuatim ipse & heredes sui uel eius assignati michi & heredibus meis pro omni seruicio unum par cirotecarum unius oboli uel unum obolum, scilicet ad Pascha; et Rogero filio Ailwini Turnarii capitali domino fundi & heredibus suis duodecim denarios, scilicet ad festum sancti Michaelis sex denarios, et ad festum sancte Marie in Marcio sex denarios. Pro hac autem concessione & liberacione dedit michi predictus Iohannes nouem marcas et dimidiam sterlingorum pre manibus in gersumma. Ego uero & heredes mei predictam terram predicto Iohanni & heredibus suis uel eius assignatis contra omnes homines & feminas warantizabimus. Et ut hec mea concessio & liberacio rata & inconcussa in perpetuum permaneat, hanc presentem cartam sigilli mei apposicione corroboraui. Hiis testibus, domino

[1] At the foot 'Transcrib''; also 'non scribatur'. Seal, brown, circular, $1\frac{1}{4}$ in., a fleur-de-lis, SIGILL' HENRICI LE OVERVR.

Pentecoste & Henrico filio Thome tunc temporis prepositis & Stephano filio Simeonis & Henrico fratre eius, magistro Iohanne de Nortona, Waltero de Oxonia, Willelmo de Chiltona, Galfrido filio Simonis, Thoma Scriptore, Adam de Perie, Alano clerico de Herburburi et multis aliis.

355.

[Gunnora, widow of John de Iffley, remits and quitclaims her land to the Hospital.]

S. Peter in E. 25 C ? Mich. 1263-Mich. 1264

Sciant presentes & futuri quod ego Gunnilda relicta Iohannis de Yfteleia clerici in ligia uiduetate mea & in plena potestate mea remisi & concessi & quietum clamaui & hac presenti carta mea cyrographata confirmaui pro me & heredibus meis in perpetuum deo & beate Marie & hospitali sancti Iohannis extra portam orientalem Oxonie & magistro & fratribus ibidem deo & beate Marie seruientibus totum ius meum & clamium quod habui uel quod habere potui, uel quod michi aliquo modo possit uel debeat descendere, in tota illa terra quam habui de dono Iohannis de Yfteleia clerici [1] ad terminum uite mee, que terra est inter terram predicti hospitalis ex una parte & terram que fuit predicti Iohannis ex altera in cymiterio beati Petri orientalis Oxonie, pro duabus marcis argenti, quas predicti magister & fratres michi dederunt pre manibus; habendum & tenendum predictis magistro & fratribus & successoribus suis libere & quiete, integre, bene & in pace inperpetuum, reddendo annuatim michi quamdiu uixero de camera predictorum magistri & fratrum decem solidos argenti ad duos terminos anni, uidelicet ad festum beate Marie in Martio quinque solidos & ad festum beati Michaelis quinque solidos. Predicti uero magister & fratres concesserunt fideliter michi uel assignato meo ad distringendum uel ad namiandum super terram Willelmi le Frances [2] cum pertinenciis quam idem Willelmus de eis tenet in macecreia Oxonie iuxta terram Hugonis le Hore in parochia Omnium Sanctorum, si predicti magister & fratres cessauerint in solucione alicuius termini de terminis prenominatis, quin reddant michi uel assignato meo quamdiu uixero predictum redditum. In huius rei testimonium predicti magister & fratres & predicta Gunnilda huic scripto in modum cyrographi confecto alternatim sigilla sua apposuerunt; hiis testibus, Ada Feteplace tunc maiore Oxonie, Galfrido de Hencsexeie, Willelmo le Spicer tunc prepositis, Thoma filio Walteri, Waltero Aurifabro, Galfrido Aurifabro, Nicholao

[1] clerico MS.

[2] See no. 542; it was no. 135 High Street.

de Kingestone, Iohanne Padi, Iohanne Cursi, Rogero le Batur, Willelmo de Chiltone, Waltero Kepeharm, Iohanne Filiking, Ricardo de Huntendona, Stephano le Lyur, Ricardo Clerico & aliis.[1]

356.

[William de Sypton holds a house of the Hospital of St. John.]

S. Peter in E. 22 E c. 1250–60

Sciant presentes & futuri quod ego Willelmus de Syptona dedi & concessi & hac presenti carta mea confirmaui Agneti uxori mee in nomine dotis unum mesuagium quod tenui de domo sancti Iohannis Oxonie cum omnibus pertinenciis, uidelicet illud mesuagium quod est in parochia sancti Petri uersus orientem quod est inter terram Willelmi de Chiltona ex parte boriali & terram Isabele Lotricis ex parte australi; habendum & tenendum libere & quiete, bene & in pace toti uite sue; reddendo inde annuatim domui sancti Iohannis Oxonie sex solidos ad quatuor anni terminos, scilicet ad Natale Domini octodecim denarios, ad festum sancte Marie in Marcio octodecim denarios, ad festum sancti Iohannis Baptiste octodecim denarios, ad festum sancti Michaelis octodecim denarios pro omni seruicio, querela, consuetudine, secta, demanda, exactione. Dicta uero Agnes uno die commedet cum fratribus domus sancti Iohannis in Natali Domini. Et heredes mei post decessum meum dicte Agneti dictum mesuagium cum omnibus pertinenciis toti uite sue warantizabunt. Et ut hec mea donacio & concessio stabilitatis robur optineat, presenti scripto sigillum meum apposui. Hiis testibus, Thoma Basset, Roberto de Eye, Henrico filio Iohannis, Henrico Fabro, Iohanne Stup, Martino de Yftele & aliis.[2]

24. Tenement of Stephen de Burgo.

On the north side of the last tenement was the holding of William de Chilton; this passed into the hand of Wymund Lingedraper who married Agnes, daughter of William de Chilton. A deed in the *Collectanea* of Nicholas Bishop (now at Cambridge) shows that Wymund in 1286 sold his property, being then only a garden, to Robert de Mershe, tailor; it is described as being on the east side of the church of St. Peter, between tenements of the Hospital of St. John on either side. Deed no. 361

[1] Seal, white, pointed oval, 1½ in. × 1 in., a lion; illegible. The land mentioned in this deed would be the southern part of her husband's property.

[2] This deed would probably refer to a tenement facing the East Wall, built upon the east end of the land once of John, son of Walter.

implies that the Hospital must have obtained this property, but we have no record of the transaction.

Next on the north was the tenement of Stephen de Burgo, which probably was the site of *Aula Vulp* of 1293.

357.

[William de Pillorio grants a messuage to Stephen de Burgo.]

S. Peter in E. 7 B Prob. Mich. 1257–Mich. 1258

Sciant presentes & futuri quod ego Willelmus filius Willelmi de Pillorio dedi, concessi & hac presenti carta mea confirmaui Stephano de Burgo clerico unum mesuagium cum omnibus pertinenciis in uilla Oxonie in parochia sancti Petri orientalis quod situm est inter mesuagium Wymundi ex parte australi & mesuagium hospitalis sancti Iohannis ex parte boriali & abutat [*sic*] ad cimiterium sancti Petri predicti ex parte occidentali & aduersus murum uille ex parte orientali; habendum & tenendum sibi & heredibus suis uel assignatis quibuscumque de me & heredibus meis uel assignatis libere, pacifice & hereditarie; reddendo inde annuatim capitalibus dominis feodi tres denarios ad duos anni terminos uidelicet ad festum beati Michaelis III obolos & ad festum Pasce III obolos & michi & heredibus meis uel assignatis unum clauum gariofoli [*sic*] ad Natale domini pro omnibus seruiciis, consuetudinibus, sectis, exaccionibus & secularibus demandis. Pro hac autem donacione, concessione & carte confirmacione dedit michi predictus Stephanus & plenarie persoluit quinque marcas argenti bone & legalis monete. Ego uero predictus Willelmus & heredes mei uel assignati warantizabimus predictum mesuagium dicto Stephano, heredibus suis, uel eius assignatis contra omnes homines & feminas in perpetuum. Et ut hec mea donacio, concessio, warantizatio & confirmacio rata & inconcussa permaneat presenti carte sigillum meum est appensum; hiis testibus, Nicholao de Stockwelle tunc maiore Oxonie, Galfrido le Mercer, Willelmo de Hou tunc prepositis eiusdem, Iohanne de Colshille, Willelmo de Ybernia, Iohanne Fileking, Roberto Maynard & multis aliis.[1]

358.

[Stephen de Burgo grants the messuage to the Hospital.]

S. Peter in E. 24 E 1270–5

Sciant presentes & futuri quod ego Stephanus de Burgo clericus rector ecclesie de Eketone dedi, concessi & hac presenti carta mea con-

[1] Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{3}{4}$ in., a pelican in piety, S' WILL'I FIL' WILL'I D' PILLORIO.

firmaui in puram & perpetuam elemosinam deo & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie unum mesuagium cum omnibus pertinenciis in uilla Oxonie in parochia sancti Petri orientalis, quod mesuagium situm est inter mesuagium Wymundi ex parte australi & mesuagium hospitalis sancti Iohannis ex parte boriali; habendum & tenendum pro me & heredibus meis deo & fratribus hospitalis dicte domus libere, quiete, pacifice, hereditarie, in perpetuum, faciendo capitalibus dominis feodi debita seruicia & consueta, sicut continetur in carta feofamenti quam habui de Willelmo de Pillorio Oxonie. Et ego dictus Stephanus & heredes mei uel assignati mei predictum mesuagium prescriptis fratribus predicti hospitalis sancti Iohannis contra omnes gentes in perpetuum warantizabimus. Et ut hec mea donacio, concessio, warantizacio, & confirmacio rata & inconcussa permaneat, presenti carte sigillum meum est appensum. Hiis testibus, magistro Hugone rectore ecclesie de Newentone, Roberto capellano de Eketone, Willelmo filio Thome de Esseby, Nicholao de Kingistone Oxonie, Willelmo Speciario de eadem, Willelmo de Hou, Philippo de Hou, Iohanne de Hou, et multis aliis.[1]

25. Land of Milo de Bellocampo.

This is described as 'terra angularis', having the churchyard on the west and a road on the north.

In the rental of 1339 the land on the east side of the churchyard is described as 'one garden where three halls stood', but the site is generally described as two gardens. It was so in 1382 (see no. 361), when the boundary on the south was a garden belonging to Queen's College. A few years later William of Wykeham acquired this land of Queen's College, and planned to acquire the garden belonging to the Hospital, for in 1389 he obtained a licence in Mortmain to acquire four gardens from the Hospital of St. John, of which Little Hammer Hall was one, and the others were adjacent to the churchyard of St. Peter. But it was not until 1500 that New College obtained the gardens.

359.

[Gaufridus filius Walteri grants land to Simon de la Wase.]

Notum sit presentibus & futuris quod ego Gaufridus filius Walteri Cementarii concessi & dimisi & liberaui Simoni de la Wase totam

S. Peter in E. 41
c.1210–20

[1] In a deed of Wymund (now at Univ. Coll.) of the year 1270 the owner on the north of his tenement is Stephen de Burgo, but in another deed five years later it is the Hospital.

terram meam que iacet inter cimiterium sancti Petri & domum meam & in profundum a uico aquilonari[1] usque ad terram Willelmi Cuuarii,[2] illi & heredibus suis, habendam & tenendam de me & heredibus meis in feodo & hereditate libere et quiete & ita integre, sicut prediuisum est, reddendo inde annuatim michi & heredibus meis ille & heredes sex denarios ad duos terminos anni pro omni seruicio, uidelicet tres denarios die Lune ebdomade Pasce & tres denarios ad festum sancti Michaelis; & fidelitatem fecit michi de tenemento & de predicto redditu. Et pro concessione mea & dimisione & liberacione mea predicte terre, Simon prenominatus dedit michi quinque solidos de recognicione & Cristine uxori mee dedit sex denarios. Et ego & heredes mei warentizabimus predictam terram prefato Simoni & heredibus eius contra omnes homines qui possunt uiuere uel mori masculos & feminas. Et ut concessio mea & dimissio predicte terre sit perpetuo firma & stabilis per prescriptum seruicium, hac mea presenti carta & sigillo meo confirmaui. Hiis testibus, Roberto Capellano, Eilwino le Turnur, Radulfo filio Simonis, Rogero filio Stephani, Willelmo de Countre scriptore, Ricardo filio Durantis, Willelmo Cuuario, Reginaldo filio Hard', Roberto de Mortone, Ileberto de la Wase, Waltero filio Iohannis, Simone fratre eius, Rogero de Cumenore.[3]

360.

[Milo de Bellocampo grants and quitclaims the land to the Hospital.]

S. Peter in E. 27 C Cart. fol. 11v ? Mich. 1252–Mich. 1253

Sciant presentes & futuri quod ego Milo de Bellocampo dedi, concessi, liberaui & omnino quietum clamaui & hac presenti carta mea confirmaui pro me & pro heredibus meis hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci & eorum successoribus in puram & perpetuam elemosinam totum ius meum & clamium quod habui uel habere potui in terra illa cum pertinenciis que iacet iuxta cimiterium sancti Petri orientalis Oxonie, scilicet terra angularis [*sic*] que est iuxta cimiterium predicte ecclesie ex una parte & iuxta terram que fuit Iohannis Carpentarii ex altera & incipit a uia que tendit se a predicta ecclesia uersus murum Oxonie, & pertendit se

[1] i. e. the road mentioned in no. 360, leading eastward to the Town Wall.

[2] For William the Cooper see no. 351. The land granted to Simon de la Wase would include the tenements which were afterwards held by Stephen de Burgo and William de Chilton.

[3] Seal, white, circular, $1\frac{5}{8}$ in., a geometrical pattern; illegible.

usque ad terram que fuit Willelmi de Chiltone,[1] nichil iuris uel clamii michi uel heredibus meis retento imperpetuum; habendam & tenendam predictis fratribus & eorum successoribus libere, quiete, bene & in pace ab omni seculari seruicio, exactione & demanda. Et ego uero dictus Milo & heredes mei dictam terram cum pertinenciis dicto hospitali & dictis fratribus & eorum successoribus contra omnes gentes tam Cristianos quam Iudeos warantizabimus, acquietabimus & defendemus imperpetuum. Et ut hec omnia prescripta firma & stabilia imperpetuum permaneant, huic presenti scripto sigillum meum apposui. Hiis testibus, domino Nicholao de Hanrede tunc uicecomite Oxonie, Iohanne de Coleshulle & Galfrido de Henkestesheye tunc prepositis Oxonie, Waltero Aurifabro, Galfrido fratre eius, Willelmo de Chiltone, Waltero Kepeharme, Ricardo de Huntindone, Wimundo le Lingedraper, Galfrido Belewe clerico & aliis.[2]

361.

[The Hospital grants a lease of three gardens adjoining the churchyard of St. Peter.]

S. Peter in E. 4 C Sept. 29, 1382

Nouerint uniuersi quod ita conuenit inter nos fratrem Robertum de Tewe magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres ex una parte & magistrum Nicholaum Redyng uicarium ecclesie sancti Petri in oriente Oxonie ex altera parte, uidelicet quod nos dicti magister & confratres unanimi consensu & assensu nostro dimisimus & tradidimus prefato Nicholao tres gardinos in parochia sancti Petri predicti situatos, quorum primus iacet iuxta cimiterium ecclesie predicte ex parte orientali inter uiam que ducit a dicto cimiterio ad muros uille ex parte boriali, & secundum gardinum nostrum quem dictus Nicholaus tenet de nobis ex parte australi; secundus uero gardinus situatur iuxta predictum cimiterium ex parte orientali inter prefatum primum gardinum ex parte boriali & quemdam gardinum aule Regine ex parte australi; tercius uero gardinus situatur iuxta cimiterium ecclesie predicte ex parte australi, uidelicet inter aulam sancti Edmundi ex parte occidentali & predictum secundum gardinum quem idem Nicholaus tenet de nobis ex parte orientali; habendos & tenendos dictos tres gardinos prefato Nicholao

[1] Perhaps William de Chilton originally held the tenement afterwards of Stephen de Burgo.

[2] At the foot 'Transcrib''. Seal, green, pointed oval, $1\frac{1}{4}$ in. × 1 in., a bird, illegible. This is in the same hand as no. 335.

de nobis & successoribus nostris a die confeccionis presencium usque ad finem termini sexaginta annorum proximo sequencium plenarie completorum; reddendo inde annuatim nobis & successoribus nostris durante termino supradicto quinque solidos argenti ad quatuor anni terminos usuales in Oxonia equis porcionibus, ita tamen quod si contingat predictum Nicholaum infra terminum supradictum obire, quod extunc remaneant predicti tres gardini Iohanni Burbryg clerico usque ad finem predicti termini sexaginta annorum completorum; reddendo inde nobis annuatim & successoribus nostris quinque solidos argenti ad quatuor terminos usuales in Oxonia equis porcionibus ut predictum est. [If the rent is withheld, the owners may sieze their property; the tenants shall keep the walls round the gardens in repair]: hiis testibus, Ricardo Mercer tunc maiore uille Oxonie, Henrico Tewe, Iohanne Skynner tunc balliuis eiusdem uille,[1] Simone Dyer, Thoma Hwsbond, Iohanne Ledcoomb, Iohanne Wadyn, Nicholao Kent & aliis. Dat' in domo nostra capitulari die Lune in festo sancti Michaelis archangeli anno regni regis Ricardi secundi post conquestum sexto.

362.

[The Hospital grants a lease of the northernmost of the two gardens on the east side of the churchyard of St. Peter.]

S. Peter in E. 25 A Mar. 22, 1443

Hec indentura facta inter fratrem Ricardum Uise magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie et eiusdem loci confratres ex parte una & Ricardum Coke de Oxonia & Iohannam uxorem suam ex parte altera testatur, quod prefati magister & confratres concesserunt, tradiderunt & ad firmam dimiserunt predicto Ricardo & Iohanne uxori sue totum illud gardinum eorum situatum ex parte orientali cimiterii ecclesie sancti Petri in oriente Oxonie inter gardinum collegii sancte Marie Wynton' Oxonie ex parte boriali & gardinum predicti hospitalis ex parte australi; habendum & tenendum predictum gardinum predicto Ricardo & Iohanne uxori sue a festo Annunciacionis beate Marie uirginis proximo futuro usque ad finem termini triginta annorum proximo ex tunc sequencium & plenarie completorum; reddendo inde annuatim prefatis magistro & confratribus & eorum successoribus sex solidos sterlingorum ad festa Natiuitatis sancti Iohannis Baptiste, sancti Michaelis archangeli,

[1] These were the officers for the coming, not the past, year.

Natalis domini & Annunciacionis beate Marie uirginis per equales porciones. [The owners may distrain for the rent.] Et predicti magister & confratres & eorum successores muros dicti gardini durante dicto termino bene & competenter reparabunt, sustentabunt, & manutenebunt. In cuius rei testimonium partes predicte his scriptis indentatis sigilla sua alternatim apposuerunt. Dat' Oxonie in dicto hospitali uicesimo secundo die Marcii, anno regni regis Henrici sexti post conquestum uicesimo primo.

363.

[The Hospital grants to New College a lease of two gardens.]

(1) Hec indentura facta inter fratrem Ricardum Vyse magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem hospitalis confratres ex una parte et magistrum Thomam Chaundelere custodem collegii sancte Marie Wyntoniensis in Oxonia ac eiusdem collegii socios ex altera parte testatur quod predictus Ricardus & confratres sui predicti ex eorum unanimi assensu et voluntate dimiserunt, tradiderunt & per presentes concesserunt prefatis Thome custodi et sociis predictis duo gardina insimul iacencia in parochia sancti Petri in oriente in Oxonia inter terras predictorum custodis & sociorum collegii predicti ex partibus boriali, orientali & australi, & cimiterium ecclesie sancti Petri predicti ac quendam alium paruum gardinum magistri & confratrum hospitalis supradicti versus aulam vocatam Edmunde Halle ex parte occidentali; habenda & tenenda predicta gardina cum pertinenciis prefatis custodi & sociis & successoribus suis a festo sancti Michaelis archangeli ultimo preterito ante datam presencium usque ad finem termini nonaginta nouem annorum extunc proximo sequencium & plenarie complendorum absque aliquo inde prefatis Ricardo magistro hospitalis predicti & confratribus suis seu successoribus suis reddendo, sed solomodo faciendo pro eodem magistro & confratribus & successoribus suis capitalibus dominis feodi gardinorum predictorum seruicia inde debita & de iure consueta, durante termino predicto. Dat' uicesimo die mensis Decembris anno regni regis Henrici sexti post conquestum Anglie tricesimo tercio.

S. Peter in E. 3 D Dec. 20, 1454

(2) Nouerint uniuersi per presentes nos fratrem Ricardum Vyse, magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem hospitalis confratres ex nostro unanimi assensu &

voluntate teneri & firmiter per presentes obligari magistro Thome Chaundeler custodi collegii sancte Marie Wyntoniensis in Oxonia & eiusdem collegii sociis in centum marcis monete Anglie soluendis in festo &c.

(3) Hec indentura facta inter magistrum Thomam Chaundeler custodem collegii sancte Marie Wyntoniensis in Oxonia & eiusdem collegii socios ex parte una & fratrem Ricardum Vyse magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem hospitalis confratres ex parte altera testatur cum predictus Ricardus Vyse magister hospitalis predicti & confratres sui per eorum cartam indentatam sigillo suo communi sigillatam, cuius data est vicesimo die mensis Decembris anno regni regis Henrici sexti post conquestum Anglie tricesimo tercio ex eorum unanimi assensu & voluntate dimiserint, tradiderint, & concesserint prefatis custodi & sociis predictis duo gardina insimul iacencia in parochia sancti Petri in oriente in Oxonia inter terras predictorum custodis & sociorum ex partibus boriali, orientali & australi & cimiterium ecclesie [&c. as above] . . . absque aliquo inde prefato Ricardo magistro & confratribus suis seu successoribus suis reddendo seu soluendo prout in eadem carta indentata plenius apparet; et cum iidem Ricardus magister & confratres & successores sui per scriptum suum obligatorium sigillo communi suo predicto sigillatum obligentur & teneantur prefatis custodi & sociis predictis in centum marcis legalis monete Anglie soluendis &c. prout in eodem scripto obligatorio inde confecto plenius continetur; predicti tamen custos & socii volunt & concedunt per presentes pro se & successoribus suis quod si predictus Ricardus magister & confratres sui predicti seu successores sui per eorum scriptum relaxacionis sufficienter in lege factum & sigillo suo communi sigillatum ex eorum unanimi assensu & voluntate remiserint, relaxauerint & omnino pro se & successoribus suis quietum clamauerint prefato Thome nunc custodi & sociis & successoribus suis totum ius suum & clameum que idem magister & confratres seu successores sui habebunt seu habere poterunt in gardinis predictis cum clausula warencie in eodem scripto custodi & sociis collegii predicti per predictum Ricardum magistrum & confratres suos seu successores suos fiendo, quandocumque ad hoc faciendum per eosdem custodem et socios seu successores suos debite fuerint requisiti; et si nulla huiusmodi requisicio superinde habeatur & tunc magister hospitalis & confratres eiusdem, successores predicti Ricardi nunc magistri & confratrum suorum, qui pro tempore fuerint infra quindecim dies

proximo sequentes post finem termini predicti nonaginta & nouem annorum per scriptum suum indentatum sufficienter in lege fiendum & sigillo suo communi sigillandum ex eorum unanimi assensu & uoluntate tradiderint, dimiserint & concesserint custodi & sociis collegii predicti qui pro tempore fuerint predicta duo gardina cum pertinenciis, habenda & tenenda eisdem tunc custodi & sociis & successoribus suis a die confeccionis eiusdem scripti indentati usque ad finem & terminum nonaginta & nouem annorum ex tunc proximo sequencium & plenarie complendorum absque aliquo inde dictis tunc magistro & confratribus suis seu successoribus suis durante eodem termino reddendo seu soluendo, extunc predictum scriptum obligatorium pro nullo habeatur alioquin in suo robore permaneat & effectu. Dat'.[1]

26. A Tenement on the North Side of the Churchyard.

The following five deeds refer to a piece of land which was on the north side of the churchyard; this appears in particular from no. 365. The history was as follows. We learn from the Close Rolls that on April 17, 1227, the king commanded that those houses in Oxford which were known as mural mansions should be compelled to repair that part of the wall for which they were responsible, and on Aug. 10, 1227, he issued a writ that distraint should be levied upon the defaulters. Among them we read the names of 'Mabilia, wife of William de Reyns, and Galfridus Picot'. Deed no. 364 suggests that *daughter* should be read for *wife*. The record of Domesday Book about mural mansions is that if the owner did not repair the wall when commanded, he must lose his house or forfeit forty shillings. In other words he could not be called upon to spend more than 40*s*. In the present instance the sum demanded was 35*s*., and what happened in effect was that the Hospital paid the money, and in return was allowed a perpetual rent of 4*s*. on the tenement. Between 1228 and 1272 the tenement was divided, and the western portion passed into the hands of Adam Cementarius. In 1278 the Hospital obtained the freehold of the eastern portion, and a rent of 4*s*. from the western portion. That deeds 367 and 368 refer to this tenement is proved by the rentals; for in the rental of 1293 the tenement next to Adam Cementarius is occupied by the vicar of St. Peter's at a rent of 5*s*., and in the rental of 1325 the occupant is Robert de Willeby. The tenement of Adam Cementarius must have been forfeited to the Hospital for non-payment of the rent, when this site

[1] This is a transcript on paper in a hand of the reign of Henry VI. In a hand of the reign of Henry VIII:—'Memorandum; remanent ex hiis anno regni regis Henrici octaui vicesimo tercio viginti tres anni complendi eisdem custodi & sociis & tunc venient illa tria [*sic*] gardina ad manus collegi'. But this remark is incorrect. Magdalen had granted the three gardens to New College on August 1, 1500; the deed is at New College.

became desolate, and the two tenements, once more united, were let as a garden to Petronilla Coke, and finally granted to William of Wykeham.

364.

[The Hospital grants to Geoffrey Malin and his wife a perpetual lease of a mural mansion.]

CIROGRAPHVM

S. Peter in E. 21 B Mich. 1227–Mich. 1228

Hec est conuentio facta inter fratres hospitalis sancti Iohannis ad portam orientalem Oxonie & Galfridum Malin & Mabillam uxorem eius, filiam Willelmi de Reins, scilicet quod predicti fratres concesserunt, dimiserunt & liberauerunt predictis Galfrido & Mabille totam illam terram cum pertinenciis, que iacet inter terram que fuit Malin Picot & terram anacorite[1] ecclesie sancti Petri uersus portam orientalem Oxonie, predictis Galfrido Malin & Mabille uxori eius & heredibus eorum habendam & tenendam de predictis fratribus in feodo & hereditate, libere, quiete & integre, reddendo inde annuatim predictis fratribus quatuor solidos ad quatuor terminos anni pro omni seruicio, scilicet ad festum sancti Michaelis XII d., & ad Natale Domini XII d., & ad festum sancte Marie in Martio XII d., & ad Natiuitatem sancti Iohannis XII d.; et sciendum quod hec predicta terra saisiata fuit in manu domini regis pro defectu seruicii murandi; pro quo seruitio fratres predicti hospitalis fecerunt finem pro XXXV solidis, et intrauerunt in seruicium illud. Et ut hec conuentio rata permaneat, uterque predictorum alterius scripto alternatim sigillum suum apposuit. Et sciendum quod tertia pars istius scripti est in archa domini regis in Oxonia. Hiis testibus, Iohanne Pady tunc maiore, Iordano Ruffo & Petro filio Turoldi tunc prepositis, Philippo Molendinario, Roberto Oein, Ricardo Molendinario, Pentecoste, Andrea Halegod, Willelmo Clerico.[2]

365.

[Mabilia Reyns widow grants to Hugh de Brigewater a messuage in the churchyard of St. Peter's.]

S. Peter in E. 17 C Prob. Mich. 1272–Mich. 1273

Sciant presentes & futuri quod ego Mabilia Reyns de Oxonia in propria uiduitate mea dedi, concessi & hac presenti carta mea con-

[1] The tenement of the recluse was on the west; see no. 366.

[2] With two white seals; on the right pointed oval, $1\frac{1}{2}$ in. × $1\frac{1}{8}$ in., a fleur-de-lis, S' MABILIE DE REIMS; on the left circular, $1\frac{3}{8}$ in., S.' GAL[FRID]I PIGOT. The deed is in the hand of William Clericus.

firmaui Hugoni de Brigewater unum mesuagium cum pertinenciis pro seruicio suo quod est inter mesuagium Ade le Macun ex parte una & mesuagium Roberti Wynter ex altera in cymiterio sancti Petri orientalis Oxonie, et quatuor solidos annui redditus de domo Ade le Macun; habendum & tenendum dictum mesuagium cum supradictis pertinenciis quamdiu uixerit, et si me superuixerit in perpetuum; ita quod sibi non liceat predictum mesuagium uendere nec quocumque alio modo alienare in uita mea sine consilio meo uel consensu; reddendo inde annuatim capitalibus dominis feodi seruitium debitum & consuetum; et luminari beate Marie ecclesie sancti Petri orientalis Oxonie duos denarios ad Natale Domini. Ego uero Mabilia & heredes mei uel assignati predictum mesuagium cum omnibus pertinenciis predicto Hugoni & heredibus suis uel assignatis contra omnes homines mares & feminas pro predicto seruitio in forma prediuisa warantizabimus in perpetuum, aquietabimus & defendemus. Et ut hec omnia predicta firma & stabilia permaneant presentem cartam sigilli mei impressione roboraui. Hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Henrico Oweyn, Iohanne de Eu tunc balliuis, Willelmo Pylle, Iohanne Fylekyng, Thoma de Benham, Roberto Wynter, Wymundo le Lyngedraper, Rogero Cokerel, Ada le Macun, Iohanne de Wyteley, Willelmo de Anglia, Roberto Coco, Matheo Clerico et multis aliis.[1]

366.

[Hugh of Brigewater grants and quitclaims the property to the Hospital.]

S. Peter in E. 15 C. Mich. 1277–Mich. 1278

Sciant presentes et futuri quod ego Hugo de Bruiewater dedi, concessi et hac presenti carta mea confirmaui et omnimodo quietum clamaui pro me et heredibus meis et meis assignatis fratri Waltero tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie et eiusdem loci confratribus et eorum successoribus totum ius meum et clameum quod habeo uel habui uel habere potui de dono Mabilie le Reyns in uno mesuagio cum curtilagio et omnibus aliis pertinenciis et libertatibus que ad predictum mesuagium uel curtilagium nomine meo poterunt euenire, similiter cum toto iure quod habeo uel habui uel habere potui de terra quam Adam le Masun de Mabilia le Reyns quondam tenuit; quod mesuagium situm est

[1] Seal, white, pointed oval; illegible. This is written by the same hand as no. 26.

in parochia sancti Petri en le Est inter terram Roberti Winter ex parte orientali & mesuagium recluse ex parte occidentali; habendum & tenendum predictis magistro Waltero predicti hospitalis et eiusdem loci confratribus et eorum successoribus predictum mesuagium cum curtiligio sicut prenominatum est [uel cuicumque][1] uendere, dare uel assignare qualitercumque uel quandocumque uoluerint libere, quiete, bene et in pace imperpetuum sine aliquo clameo mei uel heredum meorum uel assignatorum meorum imperpetuum. Pro hac autem donacione, concessione et quieta clamacione dederunt michi dicti magister et fratres undecim solidos sterlingorum et quinque denarios et unam tunicam de Rosceto in gersumma pre manibus. In cuius rei testimonium huic presenti scripto sigillum meum apposui; hiis testibus, Nicholao de Kyngestone tunc maior [*sic*] Oxonie, Andrea de Durham, Iohanne de Ow tunc balliui [*sic*] Oxonie, Iohanne Phileking, Elys le Coylter, Thoma Clerico, Stephano le Liur, Martino le Saunplarier, Iohanne de Witele, Iohanne le Marescal, Philippo le Notur et aliis.[2]

367.

[The Hospital grants a lease of the tenement to Robert de Willeby and his wife.]

S. Peter in E. 74 B June 24, 1305

Die Natiuitatis beati Iohannis Baptiste anno regni regis E. tricesimo tercio hec conuencio facta fuit inter fratrem Nicholaum magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci ex una parte & Robertum de Willeby & Agnetem uxorem eius ex altera parte, uidelicet quod predicti magister & confratres communi assensu & consensu concesserunt, tradiderunt & dimiserunt predictis Roberto & Agneti uxori eius quoddam tenementum in parochia sancti Petri in oriente, illud quidem quod uicarius eiusdem ecclesie de predicto hospitali prius tenuit; habendum & tenendum predictum tenementum predictis Roberto & Agneti uxori eius usque ad vitam eorum utriusque de predictis magistro & confratribus hospitalis predicti bene & in pace, reddendo inde annuatim predictis magistro & confratribus predicti hospitalis quinque solidos sterlingorum per quatuor anni terminos, videlicet ad festum Natiuitatis sancti Iohannis Baptiste quindecim denarios, ad festum sancti Michaelis

[1] Omitted by the scribe.

[2] Seal, green, pointed oval, 1½ in. × 1 in., a pair of scissors, S' HVGONIS DE BRVGEWATER. No. 16 C is a duplicate of this deed with the same seal and the same errors.

archangeli quindecim denarios, ad Natale Domini quindecim denarios, ad festum beate Marie in Marcio quindecim denarios pro omni seruicio. Predicti uero Robertus & Agnes uxor eius predictum tenementum prosternent & illud reedificabunt & sic in posterum cust[ibus] propriis sustinebunt usque ad terminum vite eorum utrique [*sic*] & in omnibus reparabunt. Et si contingat quod predicti Robertus & Agnes uxor eius in solucione predicti redditus per dimidium anni defecerint, liceat predictis magistro & fratribus predicti hospitalis sine aliqua contradiccione habere in predicto tenemento ingressum & cuicumque eis placuerit illud tradere inhabitandum; ita quod predicti Robertus & Agnes causa predicte dimissionis ad terminum uite eorum in predicto tenemento non exigant nec clamare possint liberum tenementum, sed ab omni accione liberi tenementi per predictam condicionem sint exclusi. Et si qua aysiamenta infra predictum tenementum per predictos Robertum & Agnetem uxorem eius facta fuerint, integre remaneant sine aliquo impedimento vel contradiccione. Predicti uero magister & confratres predictum tenementum predictis Roberto & Agneti uxori eius pro predicto redditu contra omnes gentes warantizabunt, acquietabunt & defendent. Et ad maiorem huius rei securitatem faciendam utraque pars huic scripto ad modum cyrographi confecto alternatim sigilla sua apposuerunt. Hiis testibus, Iohanne de OO tunc maiore Oxonie, Willelmo de Bernecestria, Ricardo Clerico tunc balliuis Oxonie, Philippo de OO, Roberto de Wermenhale, Philippo de Wermenhale, Thoma de Heynxheye & multis aliis.

368.

[Robert de Willeby and his wife bind themselves to erect a house with a stone roof.]

S. Peter in E. 77
June 24, 1305

Pateat uniuersis per presentes quod ego Robertus de Willeby & Agnes uxor mea obligamus nos sub pena decem librarum fratri Nicholao magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus in edificacione cuiusdam domus in parochia sancti Petri in oriente, quam quidem domum recipimus de predicto magistro & confratribus predictis usque ad terminum vite nostre, sicut plenius in scriptis inter nos confectis continetur, infra duos annos proximo sequentes, uidelicet muros & coopertorium de petra & meremium de querco, sine ulteriori dilacione. In cuius rei

testimonium sigilla nostra apposuimus. Dat' Oxonie die Natiuitatis sancti Iohannis Baptiste, anno regni regis Edwardi tricesimo tercio.[1]

27. Kokerel's.

Deeds nos. 364–8 show that on the west side of the house of Adam Cementarius lay the house of the *inclusa* or ancress of St. Peter's; from the rentals we learn that it paid a rent of 4*d.* to the Hospital, one of the many rents of which we do not know the origin. This is probably the tenement which was given to Queen's College about 1350, described at that time as a plot of land between land of the Hospital on the east and Great Mariole Hall on the west, and paying a rent of 4*d.* to the Hospital.

Mariole Hall, which was next, paid a rent of the same amount to the Hospital. As the rentals say that it was at one time the house of Simon Excambiator, it is identical with the tenement situated in the churchyard of St. Peter, which Simon son of Roger in 1272 gave to 'the mass of St. Mary, between the tenement of the anchorite on the east, and land which was once of Godstow on the west'.[2] That Simon Excambiator and Simon son of Roger are the same is shown in the note before no. 784. The name Mariole Hall was no doubt given because it was the land of St. Mary; similarly a house in Cat Street, which belonged to the parish of St. Mary, was called Mariole Hall.

Further to the west lay a tenement called Kokerel's. It was given to the Hospital before 1244, and again a second time in 1271. In the rental of 1293 it pays a rent of 4*s.*, but there is no mention of it subsequently.

369.

[Thomas, son of Thomas, grants a house to the Hospital retaining a rent of 12 d.]

S. Peter in E. 39 B Cont. fol. 15r 1231–44

Sciant presentes & futuri quod ego Thomas filius Thome dedi et concessi et hac presenti carta mea confirmaui domui sancti Iohannis extra portam orientalem domum cum omnibus pertinentiis que iacet inter domum que uocatur Medenehale et domum Iohannis de Nestiert[3] pro salute anime mee et uxoris mee et antecessorum & successorum meorum; tenendam & habendam in perpetuum libere, pacifice et quiete; reddendo inde annuatim michi et quibuscumque assignare uoluero xii denarios ad festum sancti Michaelis. Et ut hec mea donatio rata & inconcussa permaneat presenti scripto sigillum meum

[1] With three strips at the foot, two of them with portions of seals, and the third doubtless for fastening the deed together.

[2] New College, St. Peter in the E. no. 62.

[3] Or Uestiert. In the Charter Roll of 30 Hen. III, practically contemporary with this deed, the name is Westgate (*Cal. of Charter Rolls* I. 303).

apposui. Hiis testibus, Domino Petro maiore tunc temporis Oxonie, Philippo Molendinario, Roberto One, Laurentio Halegot, Andrea Halegot, Gaufrido de Stokewelle, Ricardo Molendinario, Henrico Symeon, Radulfo clerico & multis aliis.[1]

370.

[Thomas Piscator grants and quitclaims the reserved rent to the Hospital.]

S. Peter in E. 43 D Cart. fol. 10r Mich. 1253–Mich. 1254

Sciant presentes & futuri quod ego Thomas Piscator & Amicia uxor mea dedimus, concessimus, & hac presenti carta nostra confirmauimus & omnino quietum clamauimus pro nobis & heredibus nostris fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie totum nostrum ius & clamium quod habuimus uel habere potuimus in puram & perpetuam elemosinam in duodecim den[arios] annui redditus cum pertinenciis quos solebamus annuatim recipere de predictis fratribus de quadam domo in parochia sancti Petri uersus orientem quam[2] Rogerus Cokerel tenet iuxta aulam puellarum & in unum denarium annui redditus cum pertinenciis quem solebamus annuatim recipere de domo Willelmi le Lingedraper in parochia sancte Fredeswide cum seruiciis, eschaetis & omnibus aliis rebus ad eundem denarium annui redditus pertinentibus; habendos & tenendos dictis fratribus & eorum successoribus dictos duodecim denarios annui redditus cum pertinenciis cum predicto denario annui redditus cum pertinenciis libere, quiete, bene & in pace ab omni seculari seruitio, exaccione & demanda. Ego uero Thomas & Amicia uxor mea & heredes nostri dictos duodecim denarios annui redditus cum pertinenciis & cum dicto denario annui redditus & cum omnibus pertinenciis, sicut predictum est, contra omnes homines & feminas warentizabimus, aquietabimus, defendemus in perpetuum. Et ut hec nostra donatio & carte nostre confirmatio & quieta clamatio rata & stabilis permaneant, huic scripto sigilla nostra aposuimus; hiis testibus, Ade [*sic*] Feteplace tunc maiore Oxonie, Galfrido de Henstesseie, Thoma le Specer tunc prepositis Oxonie, Waltero Aurifabro, Galfrido fratre eius, Rogero[3] le Boltere, Willelmo de Chiltone, Waltero Kepeharm, Galfrido Belewe clerico & aliis.[4]

[1] At the foot 'Transcrib''. Seal, white, circular, $1\frac{1}{8}$ in., a crusader's cross, S' THOME FILII THOME.

[2] que, MS.

[3] 'Roberto' in the Cartulary.

[4] At the foot 'Transcrib''. With two green seals; on the right pointed oval $1\frac{3}{8}$ in. × 1 in., a star and crescent, AMICIE D' HVNTINDONE; on the left, circular, $1\frac{1}{8}$ in., a crusading cross, S' THOME FILII THOME. This proves that Thomas Piscator and Thomas filius Thome are identical.

371.

[Roger Kokerel surrenders the house to the Hospital.]

S. Peter in E. 29 C Cart. fol. 10r Mich. 1270–Mich. 1271

Sciant presentes & futuri quod ego Rogerus Kokerel & Isabella uxor mea concessimus, dimisimus & quietum clamauimus de nobis & heredibus nostris in perpetuum pro salute animarum nostrarum & antecessorum nostrorum magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie totum ius nostrum quod habuimus uel habere debuimus uel poterimus habere in tenemento quod ab eisdem tenuimus hereditarie in parochia beati Petri orientalis; quod quidem tenementum situm est inter Maydenhalle ex una parte & tenementum anachorite dicti beati Petri ex altera parte,[1] & quicquid ibidem habuimus in longitudine & latitudine sine aliqua diminucione. In cuius rei testimonium sigilla nostra apposuimus; hiis testibus, Nicholao de Kingestone tunc maiore Oxonie, Iohanne Culuert, Elyseo[2] le Qwylter tunc balliuis[3] Oxonie, Waltero Feteplace, Ada le Mazun, Serle le Bolter, Michaele le Cordewaner, Wymundo le Lingedraper, Thoma de Benham, Willelmo Pille, Iohanne Filekin, Iohanne Mariscallo & aliis.[4]

28. Maiden Hall.

This tenement, which was on the west side of Kokerel's, paid a quit-rent of 6*d.* to the Hospital in the rental of 1293. In 1308 the freehold was given to the Hospital, but there is no mention of it in the subsequent rentals.

372.

[Thomas Feteplace grants the land to John de Wykewane.]

S. Peter in E. 14 B Mich. 1305–Mich. 1306

Sciant presentes & futuri quod ego Thomas Feteplace de Oxonia dedi, concessi, & hac presenti carta mea confirmaui Iohanni de Wykewane pro seruicio suo totam illam placiam terre cum pertinentiis que sita est in parochia sancti Petri orientalis in Oxonia inter terram hospitalis sancti Iohannis ex parte orientali & terram magistri Hugonis de Wedone ex parte occidentali; habendam & tenendam totam predictam placiam terre cum pertinentiis prefato Iohanni & heredibus suis uel suis assignatis de capitali domino illius

[1] This cannot be the same as the land of the *inclusa* or *anacorita* mentioned in 364 and 366.

[2] *Elya* in the Cartulary.

[3] *prepositis*, Cart.

[4] At the foot 'Transcrib''; two green seals, pointed oval, a fleur-de-lis and a lion; inscriptions indistinct.

feodi per seruicium inde debitum & consuetum libere, quiete, bene & in pace imperpetuum. Et ego predictus Thomas & heredes mei totam predictam placiam terre cum omnibus suis pertinenciis prenominatis Iohanni & heredibus suis uel suis assignatis contra omnes mortales warentizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui. Hiis testibus, Ricardo le Espicer tunc maiore Oxonie, Ricardo de Waledene & Henrico de Linne tunc balliuis eiusdem uille, Symone de Feucote, Henrico de Caumpedene, Willelmo Holme, Willelmo de Lambourne clerico & aliis.[1]

373.

[John de Wykewane grants and quitclaims the site of Maiden hall to the Hospital.]

S. Peter in E. 45 Aug. 14, 1308

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Iohannes de Wykewane salutem in domino. Noueritis me dedisse ac concessisse, remisisse & relaxasse & omnino pro me & heredibus meis in perpetuum quietum clamasse magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie eorumque successoribus totum ius & clamium quod habui, habeo uel habere potero in tota illa placia terre cum pertinenciis que uocabatur Maydenhalle, que sita est in parochia sancti Petri in oriente Oxonie inter terram hospitalis sancti Iohannis ex parte orientali & terram magistri Hugonis de Wedone ex parte occidentali, ita quod nec ego nec heredes mei nec alius nomine meo in predicta placia aliquod ius uel clamium de cetero exigere poterimus nec in futurum uendicare, sed ab omni exaccione & iuris remedio nobis qualitercumque competenti per presentes in perpetuum simus exclusi. In cuius rei testimonium huic scripto quiete clamantie sigillum meum apposui. Dat' Oxonie in uigilia Assumpcionis beate Marie uirginis, anno regni regis Edwardi filii regis Edwardi secundo; hiis testibus, Iohanne de Dokelynthone tunc maiore Oxonie, Willelmo de Burencestre & Iohanne de Hampthone tunc balliuis eiusdem, Roberto de Wormenhale, Iohanne de Coleshulle, Philippo de Eu, Roberto Notario stacionario de Cattestrete, Iohanne de Bishopestone & multis aliis.

[1] Seal, white, pointed oval, 1⅜ in. × 1 in., a bird, S' THOME FETEPLACE. By no. 429 Thomas Feteplace quitclaimed to the Hospital all his rights in Maydenhalle; but strictly speaking he had no rights after this deed, for John de Wykewane was to hold of the chief lord, not of Thomas Feteplace.

29. Other Tenements on the Site of New College.

Beyond Maidenhall, going westward, was a tenement called Wedonscourt, the property of Hugh de Wedon (see no. 372), of which we learn from an Oseney deed that in 1315 it had land of the Hospital on either side; the land on the east was Maidenhall, the land on the west is described in the rental of 1293 as 'tres domuncule nove'. Farther to the west, if we may trust the sequence of the entries in the rentals, was a tenement which paid a quitrent to the Hospital of 16*d.*; it first belonged to Margery of Cuddesdon, afterwards to William Wytewong. Facing the north wall the Hospital had two properties, as the rentals prove; the one was land once held by Juliana de Swindon, the other was a plot occupied by Magister Ricardus de Hambyri. Possibly the deed of Peter de Stocwell refers to one of these two properties, and deeds 375 and 376 must refer to the plot of Richard de Hambyri; for, as far as we know, none of the other properties of the Hospital can have had a holding of Oseney on the east side, and land of the Hospital on the west. It must, however, be remembered that the Hospital had properties on this site of which there is no trace in the rentals. Thus an Oseney deed of 1216–26 mentions a tenement of Oseney between the town wall and St. Peter's Church which paid a quitrent of 26*d.* to the Hospital, but the payment must have ceased before the rental of 1293.

Deed no. 377 records that on Dec. 30, 1378, the Hospital received payment for five plots on the site of New College, but according to the record at New College it was on Aug. 1, 1379, that the Hospital sold to William of Wykeham eight plots of land between Hammer Hall on the west, Queen's College on the south, and the Town Walls east and north. The number eight would include those on which the Hospital had a quitrent. This is proved by the fact that William of Wykeham acquired six plots from St. Frideswide's, yet at the time the Priory had nothing more than quitrents at this site.

374.

[Peter de Stocwell grants and quitclaims four messuages to the Hospital.]

S. Peter in E. 24 B 1276–84

Sciant presentes et futuri quod ego Petrus de Stocwelle dedi et concessi et hac presenti carta mea confirmaui et omnimodo quietum clamaui pro me et heredibus meis fratri Waltero magistro hospitalis sancti Iohannis extra portam orientalem Oxonie et eiusdem loci confratribus et eorum successoribus totum ius meum et clameum quod habeo uel habui uel habere potui in quatuor mesuagiis terre [*sic*] que quondam habui de testamento Cicilie matris mee in parochia sancti Petri orientalis Oxonie, que quondam tenebantur de predictis magistro

et fratribus pro uiginti denariis annualis redditus[1]; de quibus mesuagiis predicti magister et fratres habuerunt seysinam per breue domini regis per placitum in curia domini regis Oxonie pro reragiis predicti redditus anno regni regis Edwardi quinto; et iacent inter terram quondam Henrici de Codesdone ex una parte et feodum sancte Fredeswyde ex altera parte; habenda & tenenda predictis magistro et fratribus et eorum successoribus libere, quiete, bene, in pace imperpetuum sine aliquo clameo mei uel heredum meorum uel assignatorum meorum. Et ego uero predictus Petrus de Stocwelle et heredes mei uel assignati mei predicta mesuagia cum omnibus suis pertinenciis et libertatibus predictis magistro et fratribus et eorum successoribus contra omnes homines mares et feminas Cristianos et Iudeos warentizabimus, acquietabimus et ubique defendemus imperpetuum. Pro hac autem donacione, concessione, et quieta clamacione et warantizacione dederunt michi predicti magister et fratres septem solidos sterlingorum bone et legalis monete pre manibus in gersumma. In cuius rei testimonium sigillum meum apposui, hiis testibus, Nicholao de Kyngestone tunc maiore Oxonie, Galfrido Aurifabro, Philippo de Ow, Galfrido de Hengsye, Willelmo de Ow, Nicholao de Colushulle, Elis le Coylter, Iohanne Philekyng, Simone Scoticus [*sic*] et aliis.

375.

[Elianora de Wermenhale quitclaims a garden to the Hospital.]

S. Peter in E. 5 B Dec. 20, 1315

Uniuersis Cristi fidelibus ad quos presentes littere peruenerint Elianora relicta Philippi de Wermenhale salutem in domino. Noueritis me in legia uiduitate mea ac plena potestate remisisse, relaxasse & omnino quietum clamasse magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie ac eorum successoribus in perpetuum totum ius & clameum quod habui uel habeo seu aliquo modo habere potero in toto illo gardino quod iacet in parochia sancti Petri orientalis Oxonie inter tenementum abbatis de Oseneye ex parte orientali & quandam placeam terre uacuam dictorum magistri & fratrum ex parte occidentali & continet in longitudine sex perticatas excepto uno pede & in latitudine tres perticatas; ita quod ego nec heredes mei seu assignati nec aliquis nomine nostro aliquid iuris uel clamei in predicto gardino de cetero exigere uel uendicare

[1] If it was not worth while to pay this small rent, we may assume that the messuages were in decay.

poterimus in futurum, sed ab omnimodis accionibus dictum gardinum qualitercumque tangentibus in perpetuum excludamur. In cuius rei testimonium huic quiete clamancie sigillum meum apposui. Hiis testibus, Iohanne de Doclyntone maiore Oxonie, Iohanne Culuerd, Roberto de Watlintone balliuis Oxonie, Roberto de Wermenhale, Willelmo de Berncestre & aliis. Dat' Oxonie in uigilia sancti Thome apostoli anno regni regis E. filii regis E. nono.

376.

[The Hospital grants to Elianora and her daughter a lease of the garden for life.]

INDENTVRA

S. Peter in E. 6 B Jan. 19, 1316

Hec est conuencio facta inter fratrem Nicholaum magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & fratres ex una parte & Elianoram relictam Philippi de Wermenhale & Margaretam filiam eius ex parte altera, ita uidelicet quod predicti magister & fratres concesserunt, dimiserunt & tradiderunt predictis Elianore & Margarete totum illud gardinum quod iacet in parochia sancti Petri orientalis Oxonie inter tenementum abbatis de Oseneye ex parte orientali & quandam placeam terre uacuam dictorum magistri & fratrum ex parte occidentali & continet in longitudine sex perticatas excepto uno pede & in latitudine tres perticatas, habendum & tenendum dictum gardinum predictis Elianore & Margarete usque ad terminum uite earum utriusque bene & in pace, reddendo inde annuatim predictis magistro & fratribus & eorum successoribus sex denarios ad festum beate Marie in Marcio; ad quam quidem solucionem annuatim plenarie faciendam predicta Elianora obligat pro se & heredibus seu assignatis suis totum illud tenementum quod fuit quondam magistri Ricardi de Hambiri in parochia predicta districcioni dictorum magistri & fratrum. Dicti uero magister & fratres prefatum gardinum predictis Elianore & Margarete quamdiu uixerint seu alteri eorum diucius uiuenti contra omnes homines warantizabunt & defendent; ita tamen quod nec heredes seu executores predictarum Elianore uel Margarete pretextu istius concessionis, dimissionis & tradiscionis [*sic*] post decessum earum de predicto gardino intromittere possunt seu aliquod ius quouismodo uendicare, sed predictis magistro & fratribus ac eorum successoribus, prout superius in longitudine ac latitudine prenotatur, omnimoda contradiccione postposita integre reuertatur. In cuius rei testimonium

huic scripto indentato partes alternatim sigilla sua apposuerunt. Hiis testibus, Iohanne de Doclyntone maiore Oxonie, Iohanne Culuerd, Roberto de Watlintone balliuis Oxonie, Roberto de Wermenhale, Willelmo de Berncestre & aliis. Dat' Oxonie die Lune proxima post octabas Epiphanie anno regni regis Edwardi filii regis E. nono.

377.

[The Hospital receives £6 13 s. 4 d. from William of Wykeham for five plots on the site of New College.]

Hec indentura testatur quod frater Robertus magister hospitalis sancti Iohannis Oxonie recepit de reuerendo patre ac domino, domino Willelmo dei gracia Wyntoniensi episcopo per manus domini Roberti de Perlee thesaurarii hospicii dicti patris sex libras, tresdecim solidos & quatuor denarios in plenam solucionem pro quinque placiis ab eo emptis, iacentibus separatim inter mansionem uicarie sancti Petri in oriente & la Blakehalle [1], unde una placia muris includitur. De quibus quidem placiis dicti magister & fratres tenentur conficere cartas feofamenti sub sigillo eorum communi, [quando ad ho]c fuerint per consilium dicti reuerendi patris requisiti. In cuius rei testimonium huic parti indenture predictus dominus Robertus de Perlee sigillum suum apposuit. Dat' apud Clere xxx die mensis Decembris anno regni regis Ricardi secundi secundo.

S. Peter in E. 27 A Dec. 30, 1378

378.

[The Hospital grants the plots to William of Wykeham, the king's licence having been obtained.]

Sciant presentes & futuri quod nos magister & fratres hospitalis sancti Iohannis extra portam orientalem Oxonie, licencia domini regis in hac parte optenta dedimus, concessimus & hac presenti carta nostra confirmauimus reuerendo patri ac domino, domino Willelmo Wykeham dei gracia Wyntoniensi episcopo, omnes placeas nostras terre uacuas cum eorum pertinenciis in Oxonia in parochia sancti Petri in oriente ubicumque iacentes in longitudine & latitudine inter tenementum uocatum

S. Peter in E. 20 A Mar. 10, 1379

[1] Indistinct, the deed being injured by damp, but there can be no doubt that the word is Blakehalle. In the deeds at New College the site that was acquired by William of Wykeham at this time is described as extending from Hammer Hall, the corner tenement, to the Town Wall on the east. If it was intended to acquire the land as far as Black Hall, the intention was not completed; and Little Hammer Hall which lay to the east of Black Hall belonged to the Hospital for some years after 1378.

Hamerhalle ex parte occidentali & murum uille Oxonie ex parte orientali, et inter dictum murum uille ex parte boriali & muros Aule Regine Oxonie ex parte australi; habendas & tenendas omnes predictas placeas terre cum eorum pertinenciis prefato Willelmo & episcopis Wyntoniensibus successoribus suis (quere sicut est in carta) de capitalibus dominis feodorum illorum per seruicia inde debita & consueta in perpetuum. Et nos predicti magister & fratres & successores nostri omnes placeas predictas cum eorum pertinenciis prefato Willelmo & episcopis Wyntoniensibus successoribus suis (quere sicut est in plena carta eisdem concessa) contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte nostre sigillum nostrum commune apposuimus. Hiis testibus, Iohanne Gibbes tunc maiore uille Oxonie, Iohanne Hickes & Ricardo de Adyntone tunc balliuis eiusdem uille, Willelmo Codeshale, Willelmo le Northerne, Iohanne Wyndesore, Ricardo de Garstone aldermannis, Iohanne Bukyngham, Willelmo le Hunte, Iohanne Northamptone clerico et aliis. Dat' apud Oxoniam in hospitali nostro decimo die Marcii anno regni regis Ricardi secundi post conquestum Anglie secundo.[1]

30. Domus Charnel; now in Hertford College.

This tenement, which measured 63 feet from north to south and 42 feet from east to west, adjoined the west side of Black Hall, opposite St. Helen's passage. It was given to the Hospital in 1287 for the support of its charnel house, and in the rentals is generally called either *Domus Canis* or *Domus Charnel ex opposito Smithgate*. The rent for the first century was never more than two shillings; possibly more was paid, but it was received directly by the chaplain of the charnel house. In 1394 the property may have been rebuilt as three tenements, and the rent was raised; from 1478 to 1768 it remained unaltered at 21*s.* 4*d.* After being leased at times to the principals of Hart Hall and Hertford College, it was granted in 1824 to Magdalen Hall which succeeded the first Hertford College.

379.

[Robert, son of Symeon, grants to Walter de Welles a rent of half a mark.]

S. Peter in E. 17 B

Sciant presentes & futuri quod ego Robertus filius Symeonis dedi, concessi & uendidi & hac presenti carta mea confirmaui Waltero de

[1] The seal is missing but the tag remains.

Welles dimidiam marcam annualis redditus quam michi annuatim reddere consueuit de quadam domo infra Smetgate in parochia sancti Petri uersus orientem quam de me tenuit, que domus est inter aulam Uniuersitatis[1] & domum Henrici le Barbeor, concedens ei totum ius quod in dicta dimidia marcha habui uel quocumque modo habere potui; habendam & tenendam de me & heredibus meis sibi & heredibus suis uel cuicumque dare, uendere, legare uel assignare uoluerit libere, quiete, bene, in pace, & iure hereditario in perpetuum; reddendo inde annuatim michi & heredibus meis ipse & heredes sui uel sui assignati unum obolum in die sancti Michaelis, si ad dictam domum illum obolum demandauerint pro omnibus seruitiis, consuetudinibus, sectis & secularibus demandis, saluo seruitio domini regis. Et ego dictus Robertus & heredes mei warantizabimus, acquietabimus & defendemus dictam dimidiam marcham annualis redditus cum pertinentiis suis dicto Waltero & heredibus suis uel assignatis contra omnes homines & feminas pro predicto seruicio. Pro hac autem donatione, concessione, uenditione & huius carte confirmatione & warantizatione dedit michi dictus Walterus tres marchas argenti & uiginti denarios in garsumam. Et ut hec mea donatio, concessio, uenditio & huius carte mee confirmatio & warantizatio robur firmitatis optineat, huic carte sigillum meum apposui. Hiis testibus, Iohanne de Coleshulle, Galfrido le Mercer tunc temporis prepositis Oxonie, Henrico de Lyncolnia, Henrico de Brayles, Iohanne de Leycestre, Iohanne de Kenenthone, Willelmo de Egroue & aliis.

Mich. 1257–Mich. 1258

380.

[Walter de Welles grants a messuage to Simon Scot.]

Sciant presentes & futuri quod ego Walterus de Welles dedi et concessi et hac presenti carta mea confirmaui Symoni Scotico parchamenario de Oxonia et Iuliane uxori eius mesuagium cum omnibus pertinenciis quod fuit quondam Iohannis Bulepanne in parochia sancti Petri orientalis Oxonie contra Smyzegate, quod est situm inter terram Henrici Barbatoris Oxonie ex parte occidentali et terram Uniuersitatis Oxonie ex parte orientali; habendum & tenendum predictis Symoni et Iuliane et heredibus suis uel assignatis uel cuicumque dare, legare, uendere uel assignare uoluerit tam in egritudine quam in sanitate de me et heredibus meis uel assignatis libere, quiete, bene, integre et

S. Peter in E. 23 D Nov. 20, 1266

[1] Black Hall. The Hundred Rolls says that it was given to the University by Walter de Gray, archbishop of York, who died May 1, 1255.

in pace in perpetuum; reddendo inde annuatim michi et heredibus meis uel assignatis unam libram cymini, scilicet ad Natale Domini, et capitalibus dominis feodi unum denarium scilicet ad Pascha pro omni seruitio seculari, exactione et demanda. Ego uero Walterus et heredes mei uel assignati predictum mesuagium cum pertinenciis predictis Symoni et Iuliane et heredibus suis uel assignatis contra omnes homines, mares et feminas, tam Cristianos quam Iudeos, sine fraude warantizabimus in perpetuum ac defendemus. Pro hac autem donatione et concessione et presentis carte confirmatione et warantizatione dederunt michi predicti Symon et Iuliana uiginti marcas sterlingorum pre manibus. Et ut hec omnia firma et stabilia permaneant presentem cartam sigilli mei impressione roboraui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Coleshulle, Philippo de Eu tunc balliuis, Willelmo de Eu, Willelmo le Specer, Ricardo filio Nicholai, Henrico de Lyncolnia, Iohanne Fylekyn, Henrico Barbatore, Willelmo le Lyur, Waltero de Baythonia, Ada de Walthon', Willelmo le Vynur, Matheo de Thornthona clerico et multis aliis. Facta fuit ista carta die sancti Edmundi regis anno regni regis Henrici filii regis Iohannis quinquagesimo primo.

381.

[Simon Scot and Juliana his wife grant a messuage to the Hospital.]

S. Peter in E. 34 B Mich. 1287–Mich. 1288

Sciantes presentes & futuri quod nos Symon Scotus & Iuliana uxor mea cum communi consensu & assensu pro anima nostra & antecessorum & successorum nostrorum dedimus & concessimus & hac presenti carta nostra confirmauimus fratri Nicholao magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & confratribus eiusdem loci ad sustentacionem charnerii dicte domus & ad auxilium unius capellani ad celebrandum diuina pro animabus omnium fidelium defunctorum in dicto charnerio unum tenementum cum omnibus pertinenciis quod situm est in Oxonia infra Smeþegate in parochia sancti Petri orientalis inter tenementum Uniuersitatis ex una parte & tenementum dicti Symonis ex altera quod tenementum quondam habuimus de dono Walteri de Wellis in liberam & puram & perpetuam elemosinam imperpetuum; tenendum & habendum dictum tenementum cum omnibus pertinenciis de nobis & de heredibus nostris uel de nostris assignatis dictis fratri Nicholao [magistro][1] hospitalis predicti & con-

[1] Omitted by the scribe.

fratribus eiusdem loci & successoribus eorum ad usum predictum libere, quiete, bene, pacifice & integre in liberam & puram & perpetuam elemosinam imperpetuum; reddendo inde annuatim heredibus Walteri de Wellis uel suis assignatis unam libram cymini ad Pascha, et heredibus uel assignatis Iohannis Bolepanne annuatim unum denarium ad Pascha pro omnibus secularibus seruiciis, consuetudinibus, exaccionibus, & demandis uniuersis. Et nos dicti Symon & Iuliana uxor mea & heredes nostri uel nostri assignati dictum tenementum cum pertinenciis dictis fratri Nicholao, magistro hospitalis predicti, & confratribus eiusdem loci & successoribus eorum ad usum predictum contra omnes mortales, mares & feminas, tam Iudeos quam Cristianos warantizabimus, defendemus & acquietabimus in liberam & puram & perpetuam elemosinam imperpetuum. Et ut hec nostra donacio, concessio, carte nostre confirmacio rata & stabilis & inconcussa [permaneat] [1] dictis fratri Nicholao magistro hospitalis predicti & confratribus eiusdem loci & successoribus eorum ad usum predictum in liberam & puram & perpetuam elemosinam imperpetuum, huic presenti scripto sigilla nostra apposuimus; hiis testibus, Willelmo le Espicer tunc maiore Oxonie, Thoma de Sowy, Andrea de Pyrie tunc balliuis Oxonie, Henrico Owayn, Iohanne Culuert, Philippo de Ow, Iohanne de Ow, Henrico de Gamages, Symone Ligatore, Yon [*sic*] Ligatore, Roberto de Lyncolne et aliis.[2]

382.

[Simon Scot, who holds a lease of Scotteshalle for life, transfers the lease to Roger de Codesforde.]

Nouerint uniuersi quod ego Simon Scot de Cattestrete assensu & consensu magistri & fratrum domus beati Iohannis Oxonie tradidi, concessi & ad firmam dimisi Rogero de Codesforde & Alicie uxori sue & eorum heredibus uel assignatis unam domum cum cameris & omnibus suis pertinenciis exceptis duabus schopis, que sunt extra ostium dicte domus ex utraque parte, que etiam domus uocatur Scotteshalle, intra portam de Smythegate Oxonie, & est iuncta aule que uocatur Blakehalle de Uniuersitate ex parte occidentali; ita uidelicet quod si proprio igne dicti Rogeri aut suorum aliqua domus sit combusta, tunc ipse Rogerus aliam domum ibidem reedificabit ad ualorem domus combuste, si sue facultates ad hoc se extendant; habendam & tenendam predictam

S. Peter in E. 47 A Sept. 21, 1290

[1] Omitted by the scribe.

[2] Seals, green, pointed oval; on the right, $1\frac{3}{4}$ in. × $1\frac{1}{4}$ in., a star, S. IULIANE SCOTTIS; on the left, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., illegible.

domum cum cameris & suis pertinenciis predictis Rogero & Alicie uxori sue & eorum assignatis ad totam uitam meam, soluendo inde annuatim michi uel meis assignatis ad totam uitam meam nouemdecim solidos & sex denarios ad quatuor anni terminos principales pro equali porcione & domui beati Iohannis Oxonie sex denarios in festo Natalis domini pro omnibus seruiciis & demandis. In cuius rei testimonium presenti scripto sigillum meum apposui. Dat' Oxonie in festo beati Mathei apostoli anno regni regis Edwardi octodecimo. Hiis testibus, Nicholao Aurifabro tunc maiore Oxonie, Rogero de Sowy & Ricardo le Spicer tunc balliuis eiusdem uille, Roberto le Notur, Roberto de Lincolnia, magistro Radulfo Medico, Ricardo de Westmonasterio & aliis.[1]

383.

[Agnes Bolepanne quitclaims to the Hospital her rent of one penny.]

S. Peter in E. 52 A Mich. 1291–Mich. 1292

Omnibus Cristi fidelibus hoc presens scriptum uisuris uel audituris Agnes Bolepanne Oxonie salutem in domino sempiternam. Noueritis me remisisse, concessisse & omnino pro me & heredibus meis seu assignatis in perpetuum quietum clamasse fratri Nicholao magistro hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratribus redditum annuum unius denarii cum pertinenciis in liberam, puram & perpetuam elemosinam ad sustentacionem Charnere in cimiterio dicti hospitalis, quem percipere solebam annuatim de Symone Scot de quodam tenemento iacente infra Oxoniam, uidelicet in parochia sancti Petri orientalis contra murum de Smiþegate iuxta aulam Uniuersitatis ex parte orientali & tenementum dicti Symonis Scot ex parte occidentali; habendum & tenendum predictum annuum redditum unius denarii predicto fratri Nicholao magistro dicti hospitalis & eiusdem loci confratribus in liberam, puram & perpetuam elemosinam cum omnibus suis pertinenciis ad sustentacionem dicte Charnere libere, quiete, bene & in pace, iure, integre, solute & hereditarie in perpetuum, ita quidem quod nec ego antedicta Agnes nec heredes mei seu assignati nec aliquis nomine meo seu heredum meorum uel assignatorum aliquid iuris, clamium seu calumpniam in predicto annuo redditu unius denarii cum pertinenciis de cetero exigere poterimus seu uendicare. In cuius rei testimonium presenti scripto sigillum meum apposui. Testibus,

[1] Seal, green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., the Lamb and Flag; SIGILL' SIMONIS LE SCOT.

Henrico Ewayn tunc maiore Oxonie, Willelmo de Wodestone, Andrea Culuerd tunc balliuo [*sic*] Oxonie, Willelmo le Espicer, Nicholao Aurifabro, Iohanne Sewy, Andrea Pyrie, Iohanne Culuerd, Symone Scot & aliis multis.[1]

384.

[Agnes Bolepanne and her husband quitclaim the tenement and rent.]

S. Peter in E. 44 A Mich. 1291–Mich. 1292

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Willelmus de Lyndeseye & Agnes Bolepanne uxor eius salutem in domino sempiternam. Noueritis nos remisisse, concessisse & omnino pro nobis & heredibus nostris in perpetuum quietum clamasse fratri Nicholao magistro hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratribus totum ius & clamium quod habuimus seu aliquo modo habere potuimus in uno mesuagio cum omnibus suis pertinenciis quod est infra murum Oxonie in parochia sancti Petri orientalis contra murum de Smiþegate iuxta aulam Uniuersitatis ex parte orientali & tenementum Symonis Scot ex parte occidentali & in uno denario annui redditus quem solebamus annuatim recipere de predicto Symone Scot semper ad Pascha de eodem tenemento prenotato cum omnibus suis pertinenciis; habendum & tenendum predictum mesuagium cum suis pertinenciis & predictum denarium annui redditus cum omnibus suis pertinenciis in liberam, puram & perpetuam elemosinam in perpetuum prenominato fratri Nicholao magistro dicti hospitalis & eiusdem loci confratribus libere, quiete, bene & in pace, iure & hereditario absque omni seculari exaccione, demanda, calumpnia seu impedimento; ita quod nec nos dicti Willelmus & Agnes uxor mea nec heredes nostri nec aliquis nomine nostro nec heredum nostrorum uel assignatorum nostrorum aliquid iuris, clamium seu calumpniam in dicto mesuagio cum omnibus suis pertinenciis nec in dicto denario annui redditus cum omnibus suis pertinenciis clamare de cetero uel exigere poterimus in perpetuum. In cuius rei testimonium huic presenti scripto sigilla nostra apposuimus. Testibus, Henrico Ewayn tunc maiore Oxonie, Willelmo de Wodestone, Andrea Culuerd tunc balliuo [*sic*] Oxonie, Willelmo le Espicer, Nicholao Aurifabro, Iohanne Sewy, Iohanne Aurifabro, Andrea Pyrie, Iohanne Culuerd, Symone Scot & multis aliis.[2]

[1] Seal, green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a fleur-de-lis, S' AGNET' BVLPAN.

[2] The seal on the right remains; white, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a fleur-de-lis, S' AGNET' BVLPAN.

385.

[Agnes Bulpan and her husband grant the rent.]

S. Peter in E. 22 Mich. 1291–Mich. 1292

Sciant presentes & futuri quod ego Willelmus de Lyndeseye & Agnes uxor mea unanimi assensu nostro & uoluntate dedimus, concessimus & hac presenti carta nostra confirmauimus fratri Nicholao magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci fratribus annuum redditum unius denarii cum pertinenciis in liberam, puram, & perpetuam elemosinam ad sustentacionem charnere in cimiterio euisdem hospitalis, quem percipere solebam [*sic*] annuatim de Symone Scot de quodam tenemento iacente infra Oxoniam, uidelicet in parochia sancti Petri orientalis contra murum de Smiþegate iuxta aulam Uniuersitatis ex parte orientali & tenementum dicti Symonis Scot ex parte occidentali; habendum & tenendum predictum annuum redditum unius denarii predicto fratri Nicholao, magistro antedicti hospitalis, & eiusdem loci fratribus in liberam, puram & perpetuam elemosinam cum omnibus suis pertinenciis ad sustentacionem dicte charnere libere, quiete, bene & in pace, iure, integre, solute & hereditarie in perpetuum de capitalibus dominis feodi illius; faciendo inde seruicia debita & consueta que fieri solebant capitalibus dominis feodi prenotati pro tanto redditu per annum in eodem feodo pro omnibus secularibus exaccionibus seu demandis quibuscumque. Et nos predicti Willelmus & Agnes uxor mea & heredes nostri & assignati prenotatum annuum redditum unius denarii cum omnibus pertinenciis predicto fratri Nicholao, magistro dicti hospitalis & eiusdem loci fratribus warantizabimus, adquietabimus & defendemus sicut liberam, puram & perpetuam elemosinam nostram contra omnes in perpetuum. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus; testibus Henrico Ewayn tunc maiore Oxonie, Willelmo de Wodestone, Andrea Culuerd tunc balliuo Oxonie, Willelmo le Espicer, Nicholao Aurifabro, Iohanne Sewy, Iohanne Aurifabro, Andrea Pyrie, Iohanne Culuerd, Symone Scot & aliis multis.[1]

386.

[Juliana Scot grants a cellar to Roger de Cotesford.]

S. Peter in E. 75 Dec. 21, 1299

Sciant presentes et futuri quod ego Iuliana Scot in licita uiduit[ate mea dedi & con]cessi & hac presenti carta mea confirmaui pro me &

[1] With two seals, light green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., each a fleur-de-lis; on the right, S' AGNETIS BVLPAN, on the left, S. WILL'I DE.....

heredibus meis in perpetuum Rogero de Cotesford, heredibus suis & assignatis suis u[num celarium in parochi]a sancti Petri in oriente situm inter tenementum sancti Iohannis ex parte occidentali & tenementum Universitatis quod dici[tur Black Halle ex parte orie]ntali et tenementum quod fuit aliquando Simoni Scot ex parte australi; habendum & tenendum de me & heredibus meis se[u assignatis meis ipsi Roger]o et heredibus suis seu suis assignatis ubi & quando uendere seu assignare uoluerit libere, quiete, bene & in pace in [perpetuum, reddendo inde annu]atim michi per totum tempus uite mee predictus Rogerus [et] heredes sui uel sui assignati [duodecim d]enarios [ad quatuor terminos anni scilicet ad Na]tale domini tres denarios, ad festum [sancte Marie in] Marcio tres denarios, ad festum Natiuitatis beati Iohannis Bapt[iste tres denarios & ad festum sancti Miehaeli]s tres denarios pro omnibus seruiciis consuetis & demandis. Pro hac autem donacione, concessione & presentis carte confirmacione [dedit michi dictus Rogerus di]midiam marcam legalis monete pre manibus. Et ego uero predicta Iuliana Scot pro me & heredibus meis uel meis assignatis [predicto Rogero Cotesf]orde & heredibus suis uel suis assignatis predictum celarium contra omnes homines & feminas warantizabo, acquietabo & defendam. [In cuius rei] testimonium huic presenti carte sigillum meum apposui. Hiis testibus, Philippo de O. maiore Oxonie, Andrea Culuard, [ ][1] tunc balliuo [*sic*] Oxonie, Roberto Notario, Henrico de Eye, Willelmo de Kart', Roberto Willeby & multis aliis. Dat' Oxonie die beati Thome apostoli anno regni regis Edwardi uicesimo octauo.

387.

[Robert de Cotesford sells to the Hospital the site of the cellar.]

Sciant presentes & futuri quod ego Robertus filius Rogeri de Cotesforde dedi, concessi & hac presenti carta mea confirmaui magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie unam placeam uacuam in parochia sancti Petri in oriente Oxonie **S. Peter in E. 57 B Nov. 16, 1337**

[1] Wood gives Iohannes Aurifaber as bailiff. The deed is injured, and the letters in brackets are guessed. As the tenement of the Hospital was 60 feet from North to South it is obvious that a cellar, if it was situated in New College Lane, could not have reached southwards as far as the tenement of Simon Scot, which was apparently to the south of Scots Hall. It is probable, therefore, that this cellar was not in New College Lane, but at the south-east corner of Scots Hall, beneath the tenement of the Hospital.

iacentem inter tenementum magistri & fratrum predicte domus ex parte occidentali & tenementum Uniuersitatis quod dicitur Blakehalle ex parte orientali & tenementum quod fuit aliquando Symonis Scot ex parte australi in liberam, puram & perpetuam elemosinam; habendam & tenendam de me & heredibus meis predictis magistro & fratribus & eorum successoribus vel eorum assignatis libere, quiete, bene & in pace absque omni demanda que ad me vel ad heredes meos pertinere possit in perpetuum. Pro hac autem donacione, concessione & confirmacione predicti magister & fratres dederunt predicto Roberto quindecim solidos sterlingorum pre manibus. Et ego uero predictus Robertus & heredes mei predictam placeam predictis magistro & fratribus & eorum successoribus uel eorum assignatis contra omnes homines & feminas warantizabimus, acquietabimus & defendemus inperpetuum. Et ut hec predicta concessio, dimissio, confirmacio rata & stabilis in perpetuum permaneat hoc presens scriptum sigilli mei inpressione roboraui. Hiis testibus, Henrico de Stodle, Ricardo Cary, Willelmo de Burcestria, Symone de Gloucestria, Ricardo de Selewode, Henrico le Sclattere, Henrico de Sciptone clerico & multis aliis. Dat' Oxonie die dominico [*sic*] ante festum sancti Hugonis episcopi anno regni regis Edwardi tercii post con[questum u]ndecimo.

388.

[The settlement of a dispute between John Aukelond and the Hospital of St. John.]

S. Mary the V. 40 Aug. 16, 1343

Tenore presencium pateat uniuersis quod die Sabbati proxima post festum Assumpcionis beate Marie virginis anno domini millesimo trecentesimo quadragesimo tercio comparuerunt coram nobis Willelmo Bergeueny, cancellario Universitatis Oxonie, in ecclesia beate Marie virginis, sedentibus ibidem pro tribunali, frater Adam de Lodbroke, magister Hospitalis sancti Iohannis extra portam orientalem Oxonie pars actrix ex parte una & Iohannes Aukelond pars rea ex altera; quod, cum fuit quedam lis & contentio orta & mota inter fratrem Adam de Lodbroke, magistrum Hospitalis sancti Iohannis extra portam orientalem Oxonie, & confratres dicti Hospitalis partes actrices ex parte una & Iohannem Aukelond scriptorem partem ream ex altera de pensione cuiusdam domus[1] situate iuxta le Blakehalle ex opposito

[1] But in the rentals it is called a *placea* and the rent is only two shillings. It is evident that it was a house with extra chambers, probably for scholars.

Smythegate Oxonie, quam domum cum cameris annexis & aliis ad eandem domum pertinenciis dictus Iohannes aliquamdiu inhabitauit, & etiam aliis quam pluribus aliis [*sic*] controuersiis, que quidem lis & contencio sopita est in hunc modum ad rogatum & interpellacionem magistri Iohannis Swyneseye & aliorum dominorum fidedignorum in hunc modum, videlicet quod si contingat dictum Iohannem Aukelonde occasione dicte contencionis & litis seu quouis alio modo tacite uel expresse verbo vel facto contra dictum magistrum, confratres vel consorores aut aliquem vel aliquam eorundem insurgere vel delinquere, seu litem mouere infuturum aliquo colore quesito, voluit & concessit dictus Iohannes non per errorem sed ex certa sciencia promisit per stipulacionem solempnem nomine pene soluere magistro qui pro tempore fuerit dicti Hospitalis seu procuratori eiusdem magistri centum solidos sine mora seu contradiccione aliqua mundi, sola monicione ex parte magistri & confratrum seu aliquem [*sic*] eorundem sibi facta. Voluit etiam & concessit idem Iohannes coram nobis quod simplici verbo has litteras ostendentes [*sic*] simpliciter credatur sine iuramento seu alterius onere probacionis; & ad omnia ista & singula ex parte sua obseruanda & adimplenda iurauit coram nobis tactis sacrosanctis, & inspectis dei ewangeliis sacramenti sui religione iuravit & corporali [*sic*] prestitit iuramentum. Item obligauit se dictus Iohannes Aukelonde in eadem summa pecunie si contingat, quod absit, ipsum Iohannem dictum magistrum, procuratorem suum, confratrem aliquem aut sororem dicti Hospitalis occasione alicuius incarceracionis seu in carcere detencionis uexari, molestari uel quouis alio modo inquietari per se aut suos suo nomine in curia ecclesiastica vel seculari; sola monicione sibi facta per magistrum aut procuratorem suum sine contradiccione aliquali vel mora statim soluatur. Renunciauit etiam dictus Iohannes in hoc facto omnibus excepcionibus, cauellacionibus, videlicet pacti de non agendo, de non petendo, remissionis, renunciacionis, litis finite, rei iudicate, transaccionis, composicionis, regie prohibicionis, porreccioni & tuicioni, quibuscumque impetracionibus, quibuscumque excepcionibus maioris excommunicacionis, canonis, vel hominis, per que uel quod execucio istius presentis condempnaconis differri poterit seu impediri, appellacionibus, defensionibus, quibuscumque iuris & facti remediis in hac parte. Item dictus Iohannes obligauit se pro dicta summa pecunie, omnia bona sua mobilia & immobilia ubicumque fuerint inuenta, heredes & executores suos, districcioni & cohercioni cuiuscumque iudicis ecclesiastici vel secularis, quem vel quos, qui pro tempore fuerit dictus magister, vel procurator suus, vel aliquis frater de

domo adire voluerit, & precipue iurisdiccioni & cohercioni domini cancellarii Uniuersitatis Oxonie qui pro tempore fuerit. Nos autem dicti magistri peticionem & sepe [*sic*] Iohannis Aukelonde confessionem, voluntatem & recognicionem coram nobis spontaneas emissas, volens [*sic*] & concedens [*sic*] omnia ista & singula ex parte sua obseruari & iuxta confessionem suam se velle plene teneri in dictis centum solidis in ea parte & iurisdiccionem nostram & domini Cancellarii expresse prorogantem, per sentenciam precepti rite & legitime ad omnia premissa obseruanda & implenda, iusticia sua exigente, condempnauimus, trinis monicionibus in forma iuris subsecutis. In cuius rei testimonium sigillum officii nostri ad rogatum parcium presentibus hiis apposuimus; dat' Oxonie die & anno supradictis.[1]

389.

[An agreement between Eynsham and the Hospital about a wall.]

S. Mary the V. 4 Jan. 13, 1402

Die veneris proximo post festum Epiphanie domini anno regni regis Henrici quarti post conquestum tercio coram Edmundo de Kenyan maiore ville Oxonie, Iohanne Maltone & Willelmo Wyndel balliuis eiusdem ville tam abbas de Eynesham per Karolum Goldesmith attornatum suum quam magister domus sancti Iohannis extra portam orientalem Oxonie per Thomam Hamptone attornatum suum comparuerunt ad audiendum ueredictum & iudicium in placito nocumenti. Et super hoc Iohannes Spycer, Iohannes Lodelowe, Michael Salesbury & Iohannes Burbrygge superuisores in propriis personis suis uenerunt & presentarunt quod in parochia sancti Petri in oriente Oxonie inter tenementum dicti abbatis de Eynesham in Cattestreete & inter tenementum dicti magistri domus sancti Iohannis erat quidam murus lapideus continens in longitudine xvi virgas et i quarterium & extendebat se a vico quo itur ad nouum collegium[2] sancte Marie de Wyntonia in parte boriali uersus austrum usque ad ulteriorem partem tenementi quod quondam fuit Iohannis Hardy in vico de Cattestreete predicto. Et dicunt quod solum illius muri est & ab antiquo erat proprium dicti magistro & confratribus domus sancti Iohannis extra portam orientalem. Et dicunt similiter quod murus super dictum solum est & ab antiquo erat communis bunda inter tenementa

[1] Without a seal.

[2] An early instance of the phrase 'New College'. The wall in dispute must have been on the west side of the tenement of the Hospital.

predicta dictorum dominorum ad custodiendum tenementa predicta salu[o] & secur[e] sine dampno et inuasione quorumcumque malefactorum. Ideo consideratum est quod dictus magister domus sancti Iohannis predicte habeat et recuperet solum suum proprium predictum & quod construet uel construi faciet bund[am] sufficient[em] super solum predictum ad saluandum tenementa ex utraque parte indempn[ia] infra XL dies proximo sequentes sub pena XL solidorum.

390.

[A verdict of the surveyors of nuisances against the Proctors of the University.]

S. Peter in E. 18 E Sept. 19, 1412

Curia domini regis uille Oxonie tenta ibidem die Lune proxima post festum Exaltacionis sancte Crucis anno regni regis Henrici quarti post conquestum XIII°.

Ad hanc curiam venerunt in propriis personis suis Michael Salesbury, Iohannes Otteworth, Iohannes Shawe & Ricardus Moldeworthe superuisores nocumentorum &c. et presentant quod procuratores Uniuersitatis Oxonie habent & sustinent contra consuetudinem ville Oxonie unam fenestram de nouo confectam & apertam altitudinis triùm pedum & dimidii pedis & latitudinis dimidie uirge & dimidii quarterii in quadam aula uocata Blakehalle in parochia sancti Petri in oriente Oxonie ad nocumentum liberi tenementi magistri & fratrum hospitalis sancti Iohannis Oxonie in eadem parochia pro eo quod dicta fenestra est aperta in terr[am] tenementi predicti predictorum magistri & fratrum & est constructa infra spacium sexdecim pedum a terra, quod est contra consuetudinem, in quodam muro in occidentali parte dicte aule &c. Ideo consideratum est quod dictum nocumentum deleatur infra XL dies &c.[1]

391.

[The Hospital grants a lease of a portion of the tenement.]

A B C D E F G

S. Peter in E. 45 D Mar. 25, 1426

Hec indentura facta inter fratrem Ricardum Tewe, magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie, & confratres suos ex una parte & Iohannem Nuwburghe & Agnetem uxorem suam ex parte altera testatur quod predicti magister & confratres sui unanimi consensu & assensu tradiderunt & ad firmam

[1] For the poem on the other side of this deed see no. 959.

dimiserunt prefatis Iohanni & Agneti uxori eius unum tenementum in Oxonia situatum in parochia sancti Petri in oriente inter aulam vulgariter nuncupatam Blakehalle ex parte orientali & tenementum predicti magistri & confratrum suorum ex parte occidentali cum gardino illi annexo extendente usque ad tenementum Iohannis Barbour ad finem australem; habendum & tenendum predictum tenementum cum curtilagio & suis pertinenciis prefatis Iohanni & Agneti a die confeccionis presencium usque ad finem termini uiginti annorum proximo sequencium & plenarie completorum si ita diu uixerint vel alter eorum uixerit; reddendo inde annuatim prefatis magistro, confratribus & successoribus suis sex solidos & octo denarios sterlingorum ad quatuor anni terminos usuales in Oxonia equis porcionibus. Et predicti magister, confratres & successores sui prefatum tenementum prout modo edificatur bene & competenter sustentabunt & emendabunt quociens necesse fuerit, durante termino supradicto. Et predicti Iohannes & Agnes de nouo edificabunt unam domum ad finem gardini supradicti suis expensis propriis, & illam bene edificatam sustentabunt & emendabunt quociens necesse fuerit, suis eciam expensis in omnibus, durante termino supradicto. [The tenants may not sublet without leave. If the conditions are not observed, the owners may re-occupy the tenement], hiis testibus, Willelmo Bramptone tunc maiore ville Oxonie, Iohanne Quernham,[1] & Iohanne Lye tunc balliuis, Thoma Couintre, Willelmo Ufford, Thoma Gybbes & aliis. Dat' apud Oxoniam in festo Annunciacionis beate Marie anno regni regis Henrici sexti post conquestum quarto.

392.

Leases.

Ledger F. fol. 174 July 10, 11 Eliz. [1569]; a lease to 'Philipe Randall, principall of Hart Haule' of two tenements with a garden ground in the par. of St. Peter in the E. in the tenure of the said Philip, or his assignes, William Gaunt and John Perkyns, bounded W. by a tenement of the town and by Hart Hall, S. and E. by Hart Hall, N. by the street; 50 years; rent 21*s.* 4*d.*; he is not to displace William Gaunt and John Perkyns without some honest cause. [It seems from the wording of the deed that the garden had been in the tenure of Philip Randall, but the two tenements in the tenure of Gaunt and Perkyns.]

J. 48 July 27, 44 Eliz. [1602]; a lease to Robert Muscropp, tailor,

[1] The writing is indistinct; the name was usually spelt Quarrame.

of two tenements and a garden bounded as before; 40 years; rent 21*s.* 4*d.*

July 26, 14 Jac. [1616]; a lease to Thomas Holloway, tailor, of a tenement in which Thomas Holloway and Nicholas Jerome dwell; bounded by Hart Hall and a tenement of the city; 40 years; rent 14*s.* **K. 85**

July 26, 14 Jac. [1616]; a lease to Robert Muscropp, tailor, of a tenement bounded by Hart Hall E. and a tenement of Thomas Holloway W.; 40 years; rent 7*s.* 4*d.* **K. 86**

Dec. 2, 12 Car., 1636; a lease to Edmund Cozens, locksmith; Hart Hall E., Thomas Holloway W.; 40 years; 7*s.* 4*d.* **M. 182**

July 28, 1649; a lease to John Billingsley, glover, of a tenement and garden between Hart Hall E., and Hart Hall and a tenement of the town W.; 40 years; 14*s.* **O. 18**

Jan. 6, 165$\frac{8}{9}$; a lease to Abell Bayly, tailor; bounds as in 1616; 40 years; 7*s.* 4*d.* **P. 111**

Dec. 13, 23 Car. II, 1671; a lease to Ann Billingsley, widow of John Billingsley; 40 years; 14*s.* **Q. 285**

Dec. 7, 25 Car. II, 1673; the lease of Abell Bayly is renewed; Ann Billingsley is W.; 40 years; 7*s.* 4*d.* **R. 44**

Dec. 5, 1 Jac. II, 1685; a lease to Thomas Sellar, tailor, of a tenement heretofore in the tenure of Ann Billingsley between Mary Prince, widow, E. and William Towne, cordwainer, W., with the use of a pump; 40 years; 9*s.* **S. 252**

Dec. 5, 1 Jac. II, 1685; a lease to Mary Prince, widow, of a tenement heretofore in the tenure of Ann Billingsley between Abell Bayley E. and Thomas Sellar W., with the use of a pump; 40 years; 5*s.* **S. 259**

Dec. 6, 4 Jac. II, 1688; a lease to Isabel Hall, widow, of a tenement late in the tenure of Abell Bayley; 40 years; 7*s.* 4*d.* **S. 393**

Dec. 6, 11 Will. III, 1699; lease of Thomas Sellar is renewed; William Tongue cordwainer W.; 40 years; 9*s.* **T. 482**

Dec. 7, 1 Ann, 1702; a lease to Benjamin Cutler, of New College, of a new erected messuage with a paved court, measuring 60 ft. × 14 ft., in the tenure of Dr. Gregory, doctor of physic; bounded by Hart Hall E. and S., and a tenement of the College in the tenure of John Pridgeon W.; 40 years; 7*s.* 4*d.* **T. 721**

Dec. 7, 12 Ann, 1713; lease of Thomas Sellar is renewed; 40 years; 9*s.* **W. 348**

Dec. 6, 1 Geo. I, 1714; a lease to Thomas Cockeow, joiner, of a messuage and garden heretofore in the tenure of Mary Prince, bounded as in 1685; 40 years; 5*s.* **W. 407**

Ledger W. 538 Dec. 6, 3 Geo. I, 1716, a lease to Mary Cutler, widow; bounded as in 1702; 40 years; 7*s.* 4*d.*

X. 519 Aug. 7, 13 Geo. I, 1726; a lease to John Fortrey, clerk of Washington, Lincs.; bounds as in 1685; 40 years; 9*s.*

Y. 151 Dec. 6, 4 Geo. II, 1730; a lease to Matthew Finch, gent.; bounded as in 1702; 40 years; 7*s.* 4*d.*

Z. 272 Dec. 6, 13 Geo. II, 1739; Fortrey's lease is renewed; same bounds; 40 years; 9*s.*

Z. 647 Dec. 6, 18 Geo. II, 1744; Finch's lease is renewed; same bounds; 40 years; 7*s.* 4*d.*

BB. 316 Dec. 6, 28 Geo. II, 1754; a lease to Hartford College of a messuage and garden once in the tenure of Ann Billingsley or Thomas Sellar; 40 years; 9*s.*

BB. 317 Dec. 6, 28 Geo. II, 1754; a lease to Hartford College of a messuage and garden heretofore in the tenure of Thomas Cockeow; 40 years; 5*s.*

DD. 639 Dec. 6, 9 Geo. III, 1768; a lease to Hartford College of three tenements lately in the tenures of William Cuckow, Thomas Sellard and Benjamin Finch, with gardens thereunto belonging now taken into the Quadrangle of Hartford College containing in length N. to S. exclusive of the causeway 63 ft., and in breadth on the front and at the south end 42 ft. 9 inches, as the same were measured in 1768, bounded by Hartford College E. and S., and by a tenement late in the occupation of John Airey W.; 40 years; rent £3 15*s.* 1*d.*

GG. 60 Dec. 6, 23 Geo. III, 1782; the lease is renewed; 40 years; £3 15*s.* 1*d.*

a. 40 Dec. 6, 37 Geo. III, 1796; the lease is renewed; 40 years; £3 15*s.* 1*d.*

d. 220 May 27, 1824; by an Act of 56 Geo. III entitled 'An Act to enable His Majesty to grant certain lands and site, &c. which have escheated to His Majesty by the dissolution of Hertford College to the Chancellor &c. of the University, in trust for the Principal and other members of Magdalen Hall for the purpose of their removing to such site, &c.', an inquisition was held which found among other things that Magdalen Hall was contiguous to Magdalen College and that there was an ancient school for the education of choristers which was formerly part of the said Hall, and that the freehold of the site of the Hall and School was vested in Magdalen College, and that the President and Scholars of Magdalen College were about to improve amd enlarge the buildings of Magdalen College which could not be done unless the

hall and school were taken down, for which reason it was suggested that Magdalen Hall should be transferred to the site of Hertford College. By virtue of the Act Magdalen College 'without any consideration in money' grants to Magdalen Hall the freehold of the land formerly leased at £3 15*s.* 1*d.*

31. Deeds about Land at the Corner of Cat Street.

The following four deeds refer to land which did not become the property of the Hospital. They deal with the corner house on the east side of Cat Street and the tenement which adjoined it on the south, and trace these properties into the hands of Henry de Swapham. The deeds may have found their way to the Hospital muniment room in connexion with deed no. 270.

393.

[Simon Percamenarius grants and quitclaims to John Palmarius a cellar and solar at the corner of Cat Street.]

S. Peter in E. 63 C c. 1230–4

Sciant presentes & futuri quod ego Si[mon Perc]amenarius & ego Agnes de Radinges uxor eiusdem Simonis concessimus, dimisimus, liberauimus & quietum clamauimus pro nobis & heredibus nostris Iohanni Palmario omne ius quod habuimus uel habere potuimus in quodam celario [&] solario, que sunt de feodo abbatis de Einesham ad cornerium de Cattestrate ex opposito de Smithegate in parochia sancti Petri ex parte orientali Oxonie: habendum & tenendum predicto Iohanni & heredibus suis libere, quiete [& integre] uel suis assignatis in perpetuum; faciendo inde annuale seruicium capitali domino sicut ad predicta celarium & solarium pertinet, et sicut [ ] facta demonstrat. Et pro hac concessione, dimissione, liberatione & quieta-clamacione predictus Iohannes dedit michi Simoni [ ] et michi Agneti sotulares de cordewan'. Et ut hec prescripta rata & inconcussa in perpetuum permaneant, ego predictus Simon & ego predicta Agnes hanc presentem cartam sigillis nostris corroborauimus. Hiis testibus, Thoma filio Walteri, Willelmo Clerico, Ricardo de Smithesby, Thoma le Enker, Roberto Illuminatore & aliis.[1]

[1] With two green seals: on the right, pointed oval, 1¼ in. × 1⅛ in., a fleur-de-lis, S. ANNEIS DE RADING; on the left, circular, 1¼ in., a fleur-de-lis, broken and illegible. This deed is in bad condition; it is in the hand of William Clericus.

394.

[John, son of Simon Parcamenarius, grants and quitclaims land to John Palmarius.]

S. Peter in E. 44 B Mich. 1236–Mich. 1237

Sciant presentes & futuri quod ego Iohannes filius Simonis Parcamenarii concessi, dimisi & quietum clamaui pro me & heredibus meis Iohanni Palmario & heredibus suis uel suis assignatis omne ius & clamium quod habui uel quod habere potui in terra illa quam Simon pater meus & Agnes uxor eius mater predicti Iohannis emerunt de Augustino ligatore librorum, que terra iacet inter terram Willelmi le Spicer & terram meam que est iuxta terram que fuit Alicie filie Simeonis in parrochia sancti Petri orientalis Oxonie. Pro hac autem concessione, dimissione & quieta clamatione predictus Iohannes Palmarius dedit michi xxvii denarios sterlingorum. Et ut hec predicta rata & stabilia in perpetuum permaneant, hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Petro filio Turoldi tunc maiore, Waltero Aurifabro & Simone filio Benedicti tunc prepositis, Henrico filio Henrici & Thoma filio Walteri, Thoma le Enker, Ricardo de Smithezbi, Iob Illuminatore, Waltero Ligatore, Roberto de Derebi & aliis.[1]

395.

[John Bulpanne grants to Henry de Swapham a seld at the corner of Cat Street.]

S. Peter in E. 38 D Mich. 1252–Mich. 1253

Sciant presentes & futuri quod ego Iohannes Bulpanne Oxonie dedi & concessi & hac presenti carta mea confirmaui Henrico filio Roberti de Swapham seldam meam angularem de Cattestrete subtus quodam solario quod dedi Uniuersitati[2] clericorum Oxonie que selda iacet in parochia sancti Petri uersus orientem Oxonie inter terram Stephani Parcamenarii ex parte una & terram meam quam emi de Willelmo de Wyntonia le Spycer ex parte altera; habendam & tenendam predicto Henrico & heredibus suis uel assignatis quibuscumque illam uoluerit dare, uendere, assignare, legare siue in sanitate siue in egritudine de me & heredibus meis uel assignatis in feodo & hereditate libere, quiete,

[1] Seal, green, circular, 1½ in., a fleur-de-lis, IO[HANNES] FILIVS SIMONIS. The situation of this tenement is not clear, but it is probable that it is to be identified with the corner shop; the land of William le Spicer was on the south and on the east was land of John Parcamenarius, which in the next deed is in the hand of Stephen Parcamenarius.

[2] This property of the University is quite unknown.

pacifice & integre, reddendo inde annuatim michi & heredibus meis uel assignatis unum denarium ad Pascha & Henrico Barbatori duos solidos ad terminos debitos & consuetos & luminari beati Petri uersus orientem VI denarios ad duos terminos anni, uidelicet ad Assumptionem beate virginis tres denarios & ad Purificacionem beate Marie III d., pro omni seruicio, exaccione & demanda. Et ego predictus Iohannes & heredes mei uel assignati warantizabimus & aquietabimus & defendemus predictam seldam predicto Henrico & heredibus suis uel assignatis contra omnes homines, mares & feminas, in perpetuum. Pro hac autem donatione & concessione & warantizatione, aquietantia & defensione & carte confirmatione dedit michi predictus Henricus VIII marchas argenti pre manibus ad maximum negocium meum. Ut igitur predicta firma & stabilia sine dolo in perpetuum permaneant huic presenti scripto pro me & pro heredibus meis & assignatis sigillum meum apposui. Hiis testibus, Domino Nicholao de Henrede tunc uicecomite Oxonie, Galfrido de Hensteseye, Iohanne de Coleshille tunc prepositis Oxonie, Adam Feteplace, Waltero Aurifabro, Willelmo le Spycer, Alredo le Spycer, Willelmo de Hou, Willelmo le Lyur, Henrico Balle, Roberto Clerico & aliis.[1]

396.

[John Bulpanne grants to Henry de Swapham the land which had been of William de Wintonia.]

S. Peter in E. 5 D Mich. 1252–Mich. 1253

Sciant presentes & futuri quod ego Iohannes Bulpanne de Oxonia dedi & concessi & hac presenti carta mea confirmaui Henrico filio Roberti de Swapham totam terram meam cum pertinenciis quam emi de Willelmo de Wyntonia le Spycer que iacet in parochia sancti Petri uersus orientem Oxonie inter terram Ricardi de Smeesby ex parte una & terram meam angularem de Cattestrete ex parte altera; tenendam & habendam de me & heredibus meis uel assignatis predicto Henrico & heredibus suis uel assignatis quibuscumque illam dare, uendere, assignare, legare in sanitate siue in egritudine [voluerit][2] exceptis domibus religiosis in feodo & hereditate, libere, quiete, pacifice & integre, reddendo inde annuatim michi & heredibus meis uel assignatis unum obolum ad Pascha, et abbati de Eynisham VI solidos & Willelmo le Spycer de Wyntonia VI solidos ad terminos debitos & consuetos pro omni seruicio & exaccione & demanda. Et ego predictus Iohannes &

[1] Seal white, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a bird, illegible.

[2] Omitted in MS.

heredes mei & assignati warantizabimus & aquietabimus & defendemus predictam terram cum pertinentiis predicto Henrico & heredibus suis uel assignatis, preterquam domibus religiosis, contra omnes homines mares & feminas in perpetuum. Pro hac autem donatione & concessione & warantizatione & aquietantia & defensione & carte confirmatione dedit michi predictus Henricus tres marcas argenti pre manibus ad maximum negocium meum. Ut igitur predicta firma & stabilia sine dolo in perpetuum permaneant, huic scripto pro me & pro heredibus meis & assignatis sigillum meum apposui. Hiis testibus, domino Nicholao de Henred' tunc uicecomite Oxonie, Galfrido de Hensteseye, Iohanne de Coleshille tunc prepositis Oxonie, Adam Feteplace, Waltero Aurifabro, Willelmo le Spycer, Alredo le Spicer, Willelmo de Hou, Willelmo le Lyur, Henrico Balle, Roberto Clerico & aliis.

32. Compositions with the Vicar of St. Peter's in the East.

397.

[The King writes to the Archdeacon of Oxford, appealing against a composition between the Vicar of St. Peter in the East and the Hospital.]

S. Peter in E. 69 B June 8, 1237

H. dei gracia rex Anglie, dominus Hibernie, dux Normannie, Aquitanie, & comes Andegauie magistro R.[1] archidiacono Oxonie salutem. Cum compositio inita inter R.[2] perpetuum uicarium ecclesie sancti Petri Oxonie uersus orientem & fratres hospitalis sancti Iohannis Oxonie in nostrum cedat preiudicium qui eiusdem hospitalis ius patronatus optinemus, beneuolenciam uestram duximus rogandam attentius quatinus occasione prefate compositionis nichil attemptetis, scituri quod si aliquid per prefatam compositionem fuerit presumptum, illud equo animo non feremus. Constituimus autem W. latorem presencium procuratorem nostrum ad appellandum contra dictam compositionem & ipsius effectum, que nobis non debet preiudicium generare, cum nobis non uocatis fuerit attemptata. T' me ipso apud Westmonasterium viii die Iunii anno regni nostri xxi°.

[1] Roger de Weseham, archdeacon, 1236–9.

[2] Robertus de Eboraco, presented Aug. 26, 1236.

398.

[A composition between the Hospital and the Vicar of St. Peter's.]

CIROGRAPHVM

Notum sit uniuersis Cristi fidelibus ad quos presens scriptum peruenerit quod cum contencio mota esset inter fratres hospitalis sancti Iohannis extra portam orientalem Oxonie ex una parte & Robertum perpetuum uicarium ecclesie sancti Petri Oxonie ad orientem ex altera super decimis feni secundis de pratis & pratellis in parochia dicte ecclesie prouenientibus, et super decimis fructus arborum, ortorum & nutrimentorum animalium, et super omnibus aliis minutis decimis & oblacionibus fratrum & sororum dicti hospitalis; tandem mediantibus magistro Rogero de Weseham archidiacono Oxonie & magistro R. de Cadenay tunc domini Lincolniensis episcopi officiali, contencio super dictis decimis inter eos mota amicabili composicione conquieuit sub hac forma, uidelicet quod dicti fratres soluent plene & integre sine aliqua diminucione prefato R. singulis annis decimas de secundo feno suo in parochia dicte ecclesie proueniente sicut consueuerunt soluere de primo feno suo, & nichil facient uel fieri procurabunt maliciose uel fraudulenter de pratis suis aut pratellis in dicta parochia aliquando falcatis quominus tempore dicti uicarii decime feni secundi sicut & primi ei annuatim soluantur fideliter. Dabunt etiam dicti fratres pro bono pacis annuatim predicto R. uicario quamdiu fuerit uicarius dicte ecclesie dimidiam marcam argenti, uidelicet ad Pascha XL denarios & ad festum sancti Michaelis quadraginta denarios; et idem Robertus uicarius sic remisit dictis fratribus omnem accionem & exaccionem si quam habuit uel habere potuit in decimis & oblacionibus supradictis in tota uita sua, saluo iure dicte matricis ecclesie & rectoris eiusdem & successorum dicti uicarii & fratrum & sororum dicti hospitalis. Concessit etiam idem uicarius & permisit quantum in se est quod fratres & sorores dicti hospitalis percipient libere sacramentum eucharistie & penitencie & sacramentalia, scilicet aquam benedictam & panem benedictum in capella dicti hospitalis. Ad obseruacionem uero premissorum tam dicti fratres quam predictus R. uicarius se fide media obligauerunt, saluis tamen dictis fratribus priuilegiis suis super dictis decimis optentis & obtinendis, ita tamen quod dimidiam marcam predicto R. uicario soluant dicti fratres annuatim cum predictis fenis quoad fuerit uicarius dicte ecclesie terminis supradictis, sicut premissum

S. Peter in E. 8 B Feb. 19, 123$\frac{7}{8}$

est. Et ad ea fideliter obseruanda subiecerunt se partes iurisdiccioni archidiaconi Oxonie ad compellendum partem illam ad plenam satisfaccionem que uenerit contra composicionem supradictam, omni appellacioni & omni iuris remedio tam canonici quam ciuilis renunciando. Si uero dicti fratres contra formam huius composicionis fecerint, nisi, legittime commoniti per prefatum uicarium, eidem satisfecerint, per dictum archidiaconum ad satisfaciendum compellentur; qui scilicet archidiaconus, si trina admonicione premissa canonice interpellatus hoc facere neglexerit tunc demum licebit dicto uicario ad iudices suos delegatos Hereford[ie] recurrere, ut per eos compellantur dicti fratres nolentes composicionem obseruare ad plenam decimarum solucionem. Consenserunt autem partes ut iudices in hac parte plenam habeant cohercionem. Acta anno MCCXXXVII mens[e] Febr[uarii] feria VI proxima ante cathedram sancti Petri. In huius rei testimonium apposita sunt signa iudic[is], archidiaconi & partium.[1]

399.

[A concord between the same parties.]

CIROGRAPHUM

S. Peter in E. no. 8 Dec. 7, 1253

Memorandum quod anno Domini M° CC° L tercio in crastino sancti Nicholai lis mota inter Robertum uicarium sancti Petri ad orientem per quandam generalem literam apostolicam cuius tenor subscribitur ex parte una & fratrem Th[omam] custodem hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci fratres ex altera, uidelicet cum petite essent decime molendini ad equos siti infra eorum septa & cuiusdam pratelli iuxta eorum uirgultum & cum petita esset medietas cuiusdam domus que sita est in uico sancti Iohannis iuxta domum magistri Valteri quondam officialis Oxonie, et etiam decime ab Andrea Halegod eorum familiari similiter essent petite, dictus R. renunciauit omnibus petitis in libello conuentionali contentis, signato signo prioris de Cruce Roys & signo sui precentoris commissarii prioris sancti Neoti, iudicis a sede apostolica delegati ad diem. Renunciauit eciam dictus R. specialiter & generaliter omnibus inpetratis & inpetrandis super petitis, renunciando omni excepcioni, cauillacioni, priuilegio fori

[1] Of the four seals only one remains, the last but one towards the left; it is brown, pointed oval, $1\frac{3}{8}$ in. × $\frac{7}{8}$ in., a man at a desk with a book open, apparently preaching; above him a hand, representing the Holy Spirit. SIGILLVM CANCELLARII OXONIE. The last words of the deed suggest that the Chancellor was R. de Cadenay, the Bishop's Official.

& omni iuris remedio tam canonici quam ciuilis & maxime regie prohibicioni, exceptis quatuor solidis ecclesie sancti Petri debitis de quodam tumulo. Consimiliter renunciauerunt dicti custos & fratres omni actioni quam habuerunt contra dictum R. coram eorum conseruatoribus occasione inhibitionis & citationis eidem facte per decanum Oxonie super dampnis, iniuriis & uiolenciis, necnon & super expensis in lite factis & sic partes sicut dictum est renunciauerunt omni iuris remedio hinc inde super prenominatis, exceptis illis que in priori cirographo inter eosdem confecto continentur; que fideliter in posterum obseruentur; & ad istam conuentionem fideliter obseruandam sine fraude & dolo utraque pars iuramento, prout decet sacerdotes, corporaliter hinc inde prestito promisit, & subiecerunt se partes iurisdiccioni & cohercioni cancellarii Oxonie, qui pro tempore fuerit, ad compellendum partem contra compositionem istam uenientem per sentenciam suspensionis [uel][1] excommunicationis de die in diem absque strepitu iudiciali quousque dicta composicio plenarie obseruetur, sed saluis in omnibus priuilegiis dictorum fratrum optentis & optinendis. In cuius rei testimonium partes, conseruatores [et][1] cancellarius Oxonie huic scripto in modum cirographi confecto signa sua alternatim apposuerunt. 'Innocencius episcopus seruus seruorum dei dilectis filiis de Cruce Roys & de sancto Neoto prioribus Lincolniensis [et][1] Londoniensis dioc[esum] salutem & apostolicam benedictionem. Conquestus est nobis Robertus perpetuus uicarius ecclesie sancti Petri ad orientem Oxonie quod prior & conuentus de Scirburne,[2] Willelmus rector ecclesie de Haseley, Andreas Halegod & quidam alii clerici & laici Lincolniensis, Sarebur[iensis], Londoniensis ciuitatum & dioc[esum] ipsum indebitis exactionibus agrauantes super decimis, redditibus, terris, debitis & rebus aliis iniuriantur eidem; ideoque discrecioni uestre per apostolica scripta mandamus quatinus partibus conuocatis audiatis causam & appellatione remota, usuris cessantibus, fine debito decidatis, facientes quod decreueritis per censuram ecclesiasticam firmiter obseruari; testes autem qui fuerint nominati si se gracia, odio, uel timore subtraxerint censura simili, appellatione remota, cogatis ueritati testimonium perhibere. Datum Perusii v idus Octobris pontificatus nostri anno decimo.'[3]

[1] Not in MS.
[2] Owners of Drowda Hall.
[3] All the four seals are wanting.

400.

[The Hospital agrees to pay half a mark in the place of small tithes.]

S. Peter in E. 9 B Apr. 23, 1320

In dei nomine Amen. Acta in ecclesia conuentuali sancte Frideswyde Oxonie die sancti Georgii martiris anno domini MCCC uicesimo, comparentibus coram nobis Iohanne Lutterel, cancellario Uniuersitatis Oxonie, magistro Willelmo de Walecote ecclesie sancti Petri orientalis perpetuo uicario parte actrice ex parte una, & fratre Willelmo magistro hospitalis sancti Iohannis extra portam orientalem Oxonie ac fratribus dicti hospitalis parte rea ex altera, statimque porrecta peticione dicti magistri Willelmi uicarii super solucione dimidie marce pro minutis decimis infra clausuram dicti hospitalis sibi fideliter facienda ad duos anni terminos uidelicet in festo sancti Thome apostoli tres solidos quatuor denarios & in festo apostolorum Philippi & Iacobi tres solidos quatuor denarios, iidem magister & fratres fatebantur se uelle dictam dimidiam marcam ex causa predicta sub forma premissa fideliter soluere in futurum terminis prenotatis. Et ut dicto magistro Willelmo uicario plenius caueatur de solucione premissa in forma supradicta fideliter facienda, concesserunt dicti magistri & fratres pro se & successoribus suis, quod de pensione cuiusdam domus eorundem situate in alto uico in parochia sancti Petri antedicti ex parte boriali quam Iohannes de Coumbe tempore confeccionis presencium inhabitauit dictus magister Willelmus uicarius pro tempore suo percipiat singulis annis dictam dimidiam marcam ab inquilinis seu conductoribus domus prenotate; ita tamen quod dicti magister & fratres & eorum successores dicti hospitalis remaneant obligati ad dictam dimidiam marcam terminis suprascriptis persoluendam si ab inquilinis seu conductoribus predicte domus predicto magistro Willelmo uicario non fuerit satisfactum de eadem. Nos igitur dictos magistrum & fratres hospitalis predicti de consensu eorundem expresso & iuxta confessionem eorundem coram nobis ut premittitur emissam iudicialiter in dicta dimidia marca ut premittitur annuatim terminis suprascriptis persoluenda & eundem magistrum Willelmum uicarium predictum de consensu suo expresso quod dicta dimidia marca annuatim ut premittitur recipienda tantummodo sit contentus legitime condempnauimus in hiis scriptis, iusticia suadente. In cuius rei testimonium sigillum offic[ii] Cancellar[ii] Uniuersitatis antedicte presentibus est appensum. Dat' die & anno supradictis.[1]

[1] Sealed on a strip, but the seal has been torn off.

401.

[The Vicar of St. Peter's grants to the Hospital a lease of his tithe-hay due from the meadows of the Hospital.]

S. Peter in E. 16 E June 1, 1360

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit Thomas Boclonde perpetuus uicarius ecclesie sancti Petri orientalis Oxonie salutem in domino sempiternam. Noueritis me dimisisse & concessisse domino Iohanni de Iddebury, magistro hospitalis sancti Iohannis extra portam orientalem Oxonie, & confratribus eiusdem loci omnes decimas pratorum, herbagii & feni aliquo iure michi & ecclesie predicte racione vicarie appendentes & contingentes de pratis, herbagiis & feno hospitalis predicti et de duabus acris de Holywelle vocatis uulgariter Mulleacres, sencientem [*sic*] in ea parte maiorem utilitatem ecclesie antedicte in recompensacionem laborum [*sic*]; habendas & tenendas predictas decimas predictis magistro & fratribus & eorum successoribus toto tempore quo fuero uicarius ecclesie sepedicte, reddendo inde annuatim michi uel meo certo procuratori in domo mea Oxonie octodecem solidos bone & legalis monete ad festa sancti Michaelis & Purificacionis beate Marie per equales porciones. Et ad omnia & singula predicta ex utraque parte sine dolo obseruanda fideliterque tenenda, partes predicte huic indenture sigilla sua alternatim apposuerunt; hiis testibus, Iohanne Stoudleye, Roberto Maunsel, Willelmo Hunte, Iohanne Mareschal, Simone Deyghere & aliis. Dat' apud Oxoniam die Lune proxima post festum sancte Trinitatis anno domini millesimo tricentesimo sexagesimo, regni autem regis Edwardi tercii post conquestum tricesimo quarto.[1]

402.

[An agreement between Magdalen College and the Vicar of St. Peter's in the East.]

S. Peter in E. 2 B Apr. 10, 1480

Uniuersis sancte matris ecclesie filiis ad quos presentes littere indentate peruenerint, nos Thomas Peny in decretis bacallarius ecclesie parochialis sancti Petri in oriente Uniuersitatis Oxonie uicarius perpetuus, necnon Willelmus Tybard, in sacra theologia bacallarius collegii beate Marie Magdalene extra portam orientalem Uniuersitatis predicte presidens et scolares eiusdem salutem et fidem indubiam presentibus

[1] Seal, red, circular, $\frac{5}{8}$ in.; a quatrefoil; a figure with hands raised in the centre with F' R' B' M' in the four corners. Here we have an ecclesiastic with a circular seal

adhibere. Ad uniuersitatis uestre noticiam tenore presencium deducimus ac deduci uolumus quod orta & habita questionis materia siue discordia aliquamdiu inter nos, custodem & scolares domus scolarium de Merton in Oxonia predicta, necnon predictum uicarium perpetuum ecclesie parochialis sancti Petri predicti ex parte una, et prefatos presidentem & scolares collegii beate Marie Magdalene predicti infra limites perrochie [*sic*] dicte ecclesie parrochialis sancti Petri per reuerendum in Cristo patrem et dominum, dominum Willelmum dei gracia episcopum Wintoniensem fundati ex parte altera, de et super iure soluendi et percipiendi omnes et singulas oblaciones per quascumque personas infra dictum collegium factas et de cetero faciendas, ac omnes et omnimodas decimas maiores, minores, personales, prediales ac mixtas infra precinctum dicti collegii, ac in pratis, pasturis, aquis, arboribus ex partibus australi et orientali dicti collegii, ac in et de quodam tenemento cum gardino eidem tenemento annexo et quadam clausura cum pertinenciis vocata le Parys (quod quidem tenementum cum gardino et clausura sunt situat[a] & iacen[tia] in parrochia sancti Petri predicti extra portam orientalem ville Oxonie inter aquam vocatam le Cherwelle ex parte orientali & tenementum cum gardino annexo prioris & conuentus sancte Frideswide ex parte occidentali et pontem orientalem uille Oxonie predicte ex parte boriali, et orrium et terram prioris & conuentus sancte Frideswide predicte ex parte australi; quod quidem dictum tenementum cum gardino et clausura et pertinentiis iam tenet & occupat Robertus Perkyns de Oxonia burgensis de prefatis presidente & scolaribus collegii sancte Marie Magdalene supradicti) prouenientes et deinceps obuenturas; necnon super iure sacramenta et sacramentalia omnibus et singulis personis dictum collegium inhabitantibus ac in futuro inhabitaturis ministrandi, ac corpora et funera dictorum presidentis et scolarium suorumque successorum ac eorundem famulorum et aliarum personarum que infra idem collegium decedent sepeliendi; tandem nos partes predicte pacem continuam inter nos et successores nostros prouidere & habere affectantes, amicabiliter semoto iudiciali strepitu in presentem indentatam composicionem perpetuo seruandam pro nobis et successoribus nostris condescendimus ac componimus in hunc qui sequitur modum. Ego igitur Thomas Peny uicarius predictus pro me & successoribus meis nomine meo et ecclesie sancti Petri predicti ac successorum meorum, uolo, do, concedo et per hanc scriptam composicionem ex meis certis sciencia et consensu factam, quantum in me est aut esse poterit, confirmo predictis presidenti et scolaribus collegii beate Marie Magdalene predicti et eorum successoribus quod ipsi

presidens et scolares collegii beate Marie Magdalene presentes et futuri omnes & singulas oblaciones per quascumque personas in collegio predicto factas et faciendas ac decimas personales quarumcumque personarum que infra ambitum eiusdem collegii inhabitant et imposterum inhabitabunt, eorundemque famulorum extra dictum collegium domicilia non tenencium, necnon omnes et singulas decimas prediales, personales ac mixtas infra precinctum dicti collegii, ac in & de pratis, pasturis, aquis & arboribus ex partibus australi et orientali dicti collegii obuenientes & deinceps obuenturas, una cum omnibus & singulis decimis et comodis prouenientibus ex predicto tenemento cum gardino eidem tenemento annexo et quadam clausura cum pertinenciis uocata le Paris, que quidem tenementum cum gardino & clausuram predictus Robertus Perkyns tenet & occupat, quamdiu ipsi presidens et scolares in manibus suis ipsa tenuerint & alii persone non locauerint, libere sibi & successoribus suis percipiant et in usus suos ac dicti collegii conuertant in perpetuum; et quod dictum collegium sancte Marie Magdalene ac presidens et scolares eiusdem eorumque successores, necnon alie persone predicte omnes et singule a prestacione & solucione omnium & singulorum premissorum michi uicario predicto & successoribus meis ac ecclesie sancti Petri predicte quoquomodo facienda liberi & immunes in futurum existant imperpetuum; quodque dicti presidens et sui successores per se & per suos deputatos omnium & singularum personarum que in presenti dictum collegium inhabitant & in futuro ibidem inhabitabunt, necnon eiusdem collegii famulorum extra dictum collegium domicilia non habentium confessiones audire et eosdem a peccatis absoluere eisque inibi omnia et singula sacramenta et sacramentalia ministrare libere ualeant eciam imperpetuum; et quod dictum collegium ac presidens et scolares eiusdem eorumque successores habeant aliqua honesta loca in quibus dictorum presidentis et scolarium et aliarum personarum quarumcumque, que eciam alibi in fata decedent, corpora & funera libere sepelire ualeant, licencia mei uicarii predicti aut successorum meorum seu alicuius nostrum minime inquisita; quodque dicti presidens et scolares ac eorum successores omnia oblaciones & principalia legata decedencium et qui de cetero decedent infra precincta et limites dicti collegii ac in et infra dictum tenementum cum gardino annexo et clausura uocata le Parys sub forma suprascripta ac omnia alia intuitu sepulture eorundem obueniencia libere habeant et percipiant, ac in usus suos et dicti collegii disponant et conuertant absque alicuius canonice porcionis deduccione seu solucione. Ego insuper Thomas uicarius predictus pro me et successoribus meis dicto

collegio beate Marie Magdalene ac predictis presidenti et scolaribus eorumque successoribus premissa seu eorum aliquid recepturis, ac premissis omnibus et singulis personis premissa seu aliquod premissorum facturis seu soluturis predicto collegio beate Marie Magdalene aut presedenti et scolaribus eiusdem presentibus et futuris omnia et omnimoda iura, querelas, et acciones michi uicario predicto seu successoribus meis et ecclesie mee competencia seu competitura occasione premissorum seu alicuius eorundem relaxo et remitto per presentes. Nosque Willelmus Tybard, presidens et scolares collegii beate Marie Magdalene predicti pro nobis et successoribus nostris damus, concedimus et per hanc scriptam indentatam composicionem confirmamus predicto Tome uicario perpetuo ecclesie parrochialis sancti Petri predicti et successoribus suis imperpetuum pro premissis quandam annuam pensionem uiginti sex solidorum octo denariorum legalis monete Anglie eidem uicario perpetuo & successoribus suis annis singulis in festo Pasche per nos presedentem et scolares predictos et successores nostros soluendam. Quibus omnibus et singulis premissis in hac composicione contentis nos Iohannes Gygur custos domus scolarium de Mertone in Oxonia et eiusdem domus scolares ecclesie perrochialis [*sic*] sancti Petri in oriente Uniuersitatis Oxonie predicte proprietarii ex nostra certa sciencia consentimus ac eadem concedimus, approbamus, ratificamus et quantum in nobis est aut esse poterit confirmamus. Nos insuper Iohannes Gygur, custos domus scolarium de Mertone in Oxonia et eiusdem domus scolares ac Thomas Peny uicarius perpetuus, necnon Willelmus Tybard presidens collegii beate Marie Magdalene et eiusdem collegii scolares predicti, reuerende in Cristo pater et domine, domine Toma dei gracia Lincolniensis episcope, post reuerencias tanto patri debitas cum honore vestre reuerende paternitati supplicamus quatinus ad perpetuam firmitatem omnium et singulorum premissorum hanc nostram composicionem nostro communi consensu factam confirmare et eandem vestro sigillo autentico sigillare dignemini. In quorum omnium et singulorum fidem et testimonium nos dictus Iohannes Gygur custos domus scolarium de Mertone in Oxonia et eiusdem domus scolares, ac Willelmus Tybard et scolares collegii beate Marie Magdalene predicti sigilla nostra apposuimus ; egoque Tomas vicarius perpetuus predictus, quia sigillum meum existit incognitum, sigillum officialis archidiaconi Oxonie apponi procuraui ; et nos Ricardus Salter decretorum doctor, officialis dicti archidiaconi Oxonie ad specialem et personalem rogatum dicti Thome Peny uicarii ecclesie predicte in fidem et testimonium

premissorum sigillum officii nostri presentibus apponi fecimus, prouiso quod limites, ambitus et precinctus hac composicione superius specificata non includant nec se extendant ad tenementa facta & fienda, situata aut situanda cum suis gardinis inter portam occidentalem collegii sancte Marie Magdalene prefati & portam uille Oxonie orientalem ac stratam altam regiam ex parte australi tenementorum. Dat' in capella domus custodis et scolarium de Mertone predict' decimo die mensis Aprilis anno domini millesimo quadringentesimo octogesimo.

Et nos Thomas permissione diuina Lincolniensis episcopus ac prefate ecclesie sancti Petri ordinarius huiusmodi composicionem inter partes predictas legittime habitam & factam auctoritate nostra ordinaria tenore presencium confirmamus, ratificamus et approbamus, ac perpetuis futuris temporibus durare et valere ac robur firmitatis obtinere debere decernimus et declaramus, eamque ex assensu et consensu et ad peticionem parcium predictarum realem et perpetuam efficimus et esse volumus, decernimus et pronunciamus per presentes. In cuius rei testimonium sigillum nostrum duximus his apponi. Dat' in hospicio nostro apud Vetus Templum London' quinto die mensis Iulii anno domini millesimo quadringentesimo octogesimo et nostre translacionis anno nono.[1]

32. Unidentified Tenements in the Parish of St. Peter. 403–407.

A Tenement of John de Porta orientali.

The following two deeds refer to a tenement in the parish of St. Peter, but we cannot tell its situation or whether it became the property of the Hospital. There is a mention of a Ricardus Cocus, living on the site of New College, in *Cart. St. Frid.* I. 381, but Cocus is a common name. On Aug. 10, 1227, the king issued a writ that John de Estgate among others was to be distrained to repair that part of the wall for which his house was responsible, and it may be that the Hospital at that time obtained possession of his house, as in the case of Geoffrey Picot (see no. 364). There can be no doubt that the tenement was within the walls, as no instance is known of a 'mural mansion' situated without the walls.

[1] Deed 4 B is a contemporary copy of this deed, unsealed.

403.

[Radulfus, son of Ernaldus, and Aubreia his wife grant their land to Hugh of Winchendon.]

S. Peter in E. 36 c. 1215

Notum sit presentibus & futuris quod ego Radulfus filius Ernaldi naute & Aubreia uxor mea, filia Willelmi Cementarii, concessimus & dimisimus & liberauimus Hugoni filio Erniati de Winchedona terram nostram que est inter terram Ricardi Coci & terram Osberti Maupas in parochia sancti Petri uersus portam orientalem Oxonie, illi & heredibus suis habendam & tenendam de nobis & heredibus nostris qui erunt de predicta Aubreia in feodo & hereditate, libere & quiete & integre in latum & in longum, reddendo inde annuatim duodecim denarios ad duos terminos anni pro omni seruicio; uidelicet sex denarios ad Floridum Pasca & sex denarios ad festum sancti Michaelis; et nos & heredes nostri warentizabimus totam predictam terram prefato Hugoni & heredibus eius contra omnes homines mares & feminas; & pro concessione nostra & dimissione & liberacione & warentizacione nostra predicte terre prenominatus Hugo dedit nobis sexdecim solidos de recognicione & separatim dedit predicte Aubreie duodecim denarios & tribus infantibus nostris dedit tres denarios unicuique eorum unum denarium & fidelitatem fecit michi Radulfo de tenemento. Et ut hec concessio & liberacio nostra predicte terre perpetuo firma & stabilis permaneat, hac carta nostra presenti & sigillis nostris ego Radulfus & uxor mea predicta insimul confirmauimus. Hiis testibus, Thoma filio Eilrici, Turoldo Corduenero, Elfredo Herprud, Rogero filio Erlewini, Hardingo Palmero, Iohanne le Knit, Waltero filio eius, Waltero de Brehille, Willelmo le Dosier, Roberto de Andeuere.[1]

404.

[Aubreia grants the same land to John of the East Gate.]

S. Peter in E. 36 B c. 1225

Notum sit omnibus tam presentibus quam futuris quod ego Aubreia & heredes mei concessimus & dimisimus & liberauimus Iohanni de porta orientali terram nostram que est inter terram Ricardi Coci & terram Osberti Maupas in parrochia sancti Petri uersus portam orientalem Oxonie, illi & heredibus suis habendam & tenendam de nobis & de heredibus nostris qui de nobis processerint in feudo &

[1] The seal on the right remains; pointed oval, $1\frac{3}{4}$ in. × $1\frac{1}{4}$ in., a pattern; SIGILLVM ABREI.

hereditate libere & quiete & integre in latum & in longum; reddendo inde annuatim duodecim denarios ad duos terminos anni pro omni seruitio, uidelicet VI denarios ad Floridum Pasca & VI denarios ad festum sancti Michaelis. Et ego Aubreia et heredes mei warentizabimus totam predictam terram prefato Iohanni & heredibus eius contra omnes homines mares & feminas; & pro concessione nostra & liberatione & dimissione & warentizatione nostra predicte terre predictus Iohannes dedit nobis de recognitione IIII denarios separatim, michi scilicet I et tribus pueris meis cuilibet unum et fidelitatem michi fecit de tenemento. Et ut hec concessio & liberacio nostra perpetuo firma & stabilis predicte terre permaneat hac carta nostra presenti et sigillis nostris ego Aubreia et filia mea Aubreia insimul confirmauimus; hiis testibus, Galfrido Sacerdote, Laurentio filio Radulfi, Toma Pleidur, Bartholomeo Grauntmarche, Iohanne Padi, Ricardo Ruffo, Roberto Oen, Wimundo Tailur, Steffano Ruffo. Et ego predictus Iohannes dono & concedo hanc predictam terram uxori mee Herilde in dotem, si forte diucius me uixerit, nisi aliquis heres ex nobis processerit; & hac presenti carta confirmo eisdem testibus predictis.[1]

A Tenement of William Cuper.

The tenement next to East Gate on the north side within the city belonged to the Hospital, but the charters we have about that and the adjacent tenement do not connect it with the names of William Cuper or Walter Tovi. Possibly the Hospital at one time possessed the first house outside East Gate on the south side, but lost possession before 1279.

405.

[William Cuper quitclaims to the Hospital his right in land between Walter Tovi and East Gate.]

S. Peter in E. 36 A c. 1225

Sciant presentes & futuri quod ego Willelmus Cuper concessi et quietum clamaui pro me & heredibus meis fratribus hospitalis sancti Iohannis ad portam orientalem Oxonie omne ius meum quod habui in terra que est inter terram que fuit Walteri Toui & portam orientalem Oxonie. Et pro hac concessione & quieta clamancia & carte mee confirmatione fratres predicti hospitalis dederunt michi uiginti solidos pre manibus. Et quia uolo quod hec predicta firma & stabilia in perpetuum permaneant, hanc presentem cartam sigillo meo con-

[1] One of the two seals remains, white, circular, 2 in., a pattern, illegible.

firmaui, hiis testibus, Toraldo Allutario, Laurencio Halegod, Andrea Halegod, Roberto Waldri, Simone filio Iohannis, Gilberto de Bokehulle & multis aliis.[1]

The Land of Geoffrey de Mora.

The following deed refers to a tenement in St. Peter's parish. Richard de Smithesbi is generally connected with charters of Cat Street; see no. 393.

406.

[Ralf de Chilton surrenders his land to Geoffrey de Mora.]

S. Peter in E. 78 B c. 1230

Sciant presentes & futuri quod ego Radulfus de Chiltona concessi & dimisi Galfrido Clerico de Mora[2] totam terram meam cum omnibus pertinenciis & omni iure meo quam emi a Willelmo Molendinario, que iacet inter terram Philippi Scriptoris & terram predicti Willelmi que est proxima terre Godwini Caricarii in parochia beatri Petri uersus portam orientalem; habendam & tenendam sibi & heredibus uel cuicumque assignare uoluerit, reddendo predicto Willelmo & heredibus suis duos solidos & sex denarios annuos pro omni seruicio & exaccione, sicut carta ipsius Willelmi protestatur. Et ego Radulfus & heredes mei predicto Galfrido & suis predictam terram cum omnibus pertinenciis warantizabimus. Hiis testibus, Petro filio Thoraldi, Thoma Scriptore, Ricardo de Smithesbi, Iohanne Oli[m],[3] Philippo Scriptore, Ricardo Fremantel, Henrico Arziner & multis aliis.[4]

A Tenement of Thomas de Hantone.

The following deed cannot be assigned to any particular tenement. William of Holywell had land south of Harehall Lane (see no. 233), and also in the churchyard of St. Peter (see no. 347), and possibly elsewhere.

[1] At the foot in an early hand 'Ista loquitur de terra Bukehulle; non scribatur'. Seal, green, circular, a fleur-de-lis, SIGILL' WILL'MI CERCLIER. The deed is in the hand of Will' Clericus. Charter no. 71 says that the hospital at one time held the land of Gilbert Bockeulle. The footnote seems to be a direction for the scribe of the Cartulary.

[2] Mora is Northmore. John de Mora was instituted in 1229; Thomas de Gaylhun in 1240 (see Registers of bishops Wells and Grosteste. Cant. & York Soc.).

[3] For this name see no. 449.

[4] There is no clause of sealing, but the tag for the seal remains.

407.

[Thomas de Hantone grants and quitclaims to the Hospital land that he held of the Hospital.]

S. Peter in E. 42 B Cart. fol. 15v c. 1230

Sciant presentes & futuri quod ego Thomas de Hantone concessi & dimisi & liberaui et quietam clamaui deo & domui hospitalis sancti Iohannis Baptiste ad portam orientalem Oxonie et fratribus ibidem deo seruientibus totam terram quam tenui de predicto hospitali cum omnibus pertinenciis suis, scilicet illam que iacet inter terram Roberti sacerdotis filii Danielis de Bamptone[1] et inter terram Willelmi de Haliwelle in parochia sancti Petri uersus portam orientalem Oxonie, solutam et quietam pro me et heredibus meis predicto hospitali & fratribus ibidem deo seruientibus et eorum successoribus in perpetuum sine aliqua calumpnia et occasione. Et pro hac mea concessione & dimissione & liberatione & quieta clamatione predicte terre fratres predicti hospitalis dederunt michi decem solidos esterlingorum in gersuma. Et ut hec omnia predicta, sicut prediuisa sunt, firma et stabilia in perpetuum permaneant, hanc presentem cartam sigilli mei munimine confirmaui. Hiis testibus; Bartholomeo Foliot de Stokes, Roberto de Holecumbe, Henrico filio Symeonis, Philippo Molendinario, Roberto Oein, Adam Ruffo, Laurentio Halegod, Andrea Halegod fratre eius, Thoma filio Widonis, Willelmo filio Widonis fratre eius, Waltero Ynge, Ricardo Molendinario, Galfrido Sturdi, Andrea le Beriere et multis aliis.[2]

VII. PARISH OF ST. MARY THE VIRGIN, 408–487.

1. Rent of Matilda de Ely.

The rentals begin with the tenements on the south side of High Street and work towards Carfax. First comes a rent of 12*d.* from the house of Matilda de Ely, mentioned in the rentals, but not in the charters. From Oseney deeds, we know that Matilda de Ely owned the house which was afterwards known as Stanton Hall, finally the Three Tuns. In the *Hundred Rolls* of 1279 John le Forber holds a tenement in St. Mary's on the south side of High Street, and pays 12*d.* a year to St. John's Hospital. Apparently by that time it was no longer the property of Matilda de Ely.

[1] In the Cartulary misread as *Hamptone.*

[2] At the foot 'Transcrib'. Endorsed 'Contra Tomam de Amtone'. Seal, dark brown, circular, 1¼ in., a flower of five petals, SIGILL' TOME DE HANTTVN.

The rent is not mentioned after 1293; but as Stanton Hall in later times paid a rent of 12*d.* to St. Mary's church, of which there is no mention in the *Hundred Rolls*, it may be that an exchange was made; that the Hospital transferred to St. Mary's the rent of 12*d.* from Stanton Hall and in return was remitted 12*d.* of rent from one of the tenements of the Hospital, such as Verrer's tenement, from which a rent was due to St. Mary's.

2. Domus Plente.

West of Grove Street, the third tenement in High Street was given to the Hospital by Agnes de Farendone in 1277 (see no. 692). It consisted of a shop in High Street and a messuage in Grove Street, and appears to have been originally two tenements. The rental of 1328 shows that the donor was known as Agnes Plente, whence the tenement was called *domus Plente.* In some rentals it is *domus Pomfret*, apparently so named from an early tenant. The lease of 1528 shows that the shop on the east was the home of John Dorne or John Thorne, bookseller, whose daybook has been published in *Collectanea I* (*O.H.S.*). In 1831 the tenement was divided, and the portion in Grove Street, on which lodgings had been erected, was leased to the Principal of St. Mary Hall. In 1845 the Town granted to Magdalen the small shop on the east side in exchange for two pieces of land in All Saints' parish. In 1885 the whole was sold to Oriel and has recently been pulled down.

408.

[Thomas le Verrer and Joan his wife grant to Agnes de Farndone a messuage in St. Mary's and another in St. Michael's South.]

S. Mary the V. 49 Mich. 1277–Mich. 1278

Sciant presentes & futuri quod ego Thomas le Uerrer & Iohanna de Farndone uxor mea dedimus et concessimus et hac presenti carta nostra confirmauimus et omnimodo quietum clammauimus [*sic*] pro nobis & heredibus nostris imperpetuum Angneti de Farndone, filie & heredi Iohanne de Farndone, et heredibus suis uel suis assignatis, pro seruicio suo, totum ius nostrum et clameum quod habemus uel habuimus uel habere poterimus in tenemento quod Robertus de Westone & Iohanna de Farndone quondam tenuerunt in parochia beate Marie Oxonie, quod tenementum iacet inter terram quondam Henrici le Barbur ex una parte & Ioh[annis] de Farndone ex alia parte, uidelicet quod tenementum ego predictus Thomas le Uerrer habui de predicta Iohanna de Farndone ad terminum uite mee per scriptum pro uno denario annualis redditus, una cum toto iure

nostro quod habemus uel habuimus uel habere poterimus in tenemento quod quondam fuit Emme de Farndone in parochia sancti Michaelis super magnum pontem Oxonie, quod iacet inter terram quondam Iohannis textoris ex una parte & terram Willelmi Uincent ex alia parte cum omnibus pertinenciis [et] libertatibus dictis tenementis pertinentibus; habendum & tenendum dicte Angneti de Farndone et heredibus suis uel suis assignatis quocumque [1] uel quandocumque uendere, dare, legare, assignare uoluerit libere, quiete, bene et in pace imperpetuum. In cuius rei testimonium huic presenti scripto sigilla nostra apposuimus; hiis testibus, Nicholao de Kingestone tunc maiore Oxonie, Andrea de Derham, Iohanne de Oeu tunc balliuis Oxonie, Henrico Oweyn, Galfrido Aurifabro, Nicholao de Colushulle, Radulpho le Plumber, Ricardo Waldri, Rogero de Trillemulle, Waltero le Rus, Hugone le Parmunter et multis aliis.[2]

409.

[A lease of the messuage to William Grene.]

S. Mary the V. 16 Sept. 30, 1408

Hec indentura facta inter fratrem Ricardum Tewe magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratres ex una parte & Willelmum Grene & Agnetem uxorem eius ex altera parte testatur quod predicti magister & confratres ex unanimi concensu tradiderunt & ad firmam dimiserunt prefato Willelmo & Agneti uxori eius quoddam mesuagium ipsorum magistri & confratrum quod nuper Robertus Pulford inhabitabat & tenuit de predictis magistro & confratribus situatum in parochia beate Marie virginis Oxonie in alto uico inter tenementum Iohannis Hasleye & Elizabeth uxoris eius ex parte orientali & tenementum prepositi & scolarium collegii vulgariter nuncupati le Oryelle in Oxonia ex parte occidentali, una cum quodam mesuagio cum suis pertinenciis situato in Gropelane, quod Iohannes Russell dawber tenuit de predictis magistro & confratribus; habenda & tenenda predicta duo mesuagia cum suis pertinenciis prefatis Wilelmo & Agneti uxori eius, Iohanni filio & Agneti filie dictorum Willelmi & Agnetis uxoris eius de predictis magistro & confratribus & successoribus suis a die confeccionis presencium usque ad finem termini sexaginta annorum proximo sequencium & plenarie

[1] i. e. whithersoever.

[2] With two seals, green, pointed, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in.; on the right a flower, S. IOHANNE DE FARNDONE; on the left a figure holding something with the letters S. S. T. S. [? Sanctus Thomas]; the legend S' THOME LE VERRER D' FRETEWEL.

completorum, si ita diu vixerint; reddendo inde annuatim xxxiii solidos et quatuor denarios ad quatuor anni terminos in Oxonia usuales. [The owners were to keep the former messuage in repair, the tenants the latter, the owners supplying timber and straw when necessary. The tenants may not sublet without leave. The owners may distrain for the rent.] Hiis testibus, Iohanne Sprunt maiore ville Oxonie, Iohanne Shawe & Ricardo Moldeworth balliuis eiusdem ville, Iohanne Burbrygge, Nicholao Kent, Waltero Colet, Nicholao Norton clerico & aliis. Dat' apud Oxoniam in crastino sancti Michaelis archangeli anno regni regis Henrici IV post conquestum Anglie decimo.

410.

[Another lease of the same messuage.]

S. Mary the V. 18 Jan. 26, 1476

Hec indentura facta inter magistrum Willelmum Tybard, presidentem Collegii sancte Marie Magdalene extra portam orientalem ville Oxonie & eiusdem collegii socios ex una parte et Laurencium Adlyngton de Oxonia cissorem ex parte altera testatur quod dicti presidens & socii concesserunt, tradiderunt & ad firmam posuerunt prefato Laurencio unum tenementum eorum cum opella eidem tenemento annexa; quod quidem tenementum situatur in parochia sancte Marie virginis ville Oxonie predicte inter altum vicum ex parte boreali & aulam vocatam Aula sancte Marie ex parte australi, et domum prepositi & sociorum collegii regalis ex parte occidentali et venellam ac aulam vocatam Lyonhalle ex parte orientali; habendum & tenendum predicto Laurencio a festo sancti Michaelis ultimo elapso ante datam presencium usque ad finem termini viginti & unius annorum; reddendo inde annuatim xxxiii solidos & quatuor denarios ad quatuor anni terminos. [The owners may distrain for rent; they will keep the buildings in repair. Sealing] hiis testibus, Iohanne Clerke tunc maiore ville Oxonie, Ricardo Kent, Thoma Balle tunc balliuis, Thoma Tanfeld clerico dicte ville & aliis. Dat' vicesimo sexto die mensis Januarii, anno regni regis Ed. IV quinto decimo.

411.

Leases.

Ledger B. 69

April 17, 19 Hen. VIII [1528]; a lease to Richard Bartram, 'cordyner', of a tenement in St. Mary's parish having S. Mary's church N., 'St. Marie halle' S., on the east a tenement of the town,

'the tenant therein dwellyng a bokesyller callyd Johon Thorne', on the west a tenement of Oryell, the tenant being 'a cordinare namyd William Saylle'; also a garden in Cat Street butting on the north on a tenement of Godstow, on the south on a tenement of Cardynalls College, on the east on All Souls College 'clawster', on the west on Brasynnose; for 20 years; rent 36*s.* 8*d.*

April 27, 20 Hen. VIII [1528]; another lease to the same Richard of the same properties described as before for 20 years; rent 36*s.* 8*d.* **Ledger B. 74**

May 17, 5 Ed. VI [1551]; a lease to John Gore, 'Stacionarie', between a house of Oriel W., and a tenement of the Town in the tenure of 'Pole the stacionary' E., abutting N. to the High Street, and S. to S. Mary Hall; and a garden bounded as above; 20 years; 36*s.* 8*d.* **E. 29**

Dec. 30, 30 Eliz., [1587]; a lease to John Everye, M.A., between a house of Oriel in the tenure of Conrad Millar, stationer, W., and a tenement of the town now in the tenure of James Dodwell, draper, E.; also a stable and garden 'thereunto adjoining' [*sic*] between a tenement of Richard Garbrand wherein Roger Stevens dwells N., a tenement of Anne Poolye wherein Steven Fayreberd dwells S., a garden of Brasenose W.; 40 years; rent 53*s.* 4*d.* **G. 232**

Nov. 25, 39 Eliz. [1596]; a lease to Richard Dence, mercer, of the house only, bounded as before; 40 years; rent 40*s.* **H. 208**

July 28, 41 Eliz. [1599]; a lease to Thomas White, apothecary; bounded as before; 40 years; rent 40*s.* **H. 395**

Dec. 10, 10 Jac. [1612]; his lease is renewed; late Conrad Miller W., James Dodwell E.; 40 years; rent 40*s.* **J. 475**

May 28, 21 Jac., 1623; a lease to John Nixon, mercer; bounded as before; 40 years; 40*s.* **L. 18**

Dec. 2, 13 Car., 1637; a lease to John Nixon, 'marchant'; bounded as in 30 Eliz.; 40 years; 40*s.* **M. 215**

Dec. 16, 1652; a lease to John Nixon, alderman; Thomas Banister, apothecary, is tenant on the W., John Nixon is tenant of the city E.; 40 years; 40*s.* **O. 346**

Aug. 12, 20 Car. II, 1668; a lease to Joan Nixon, widow; bounds as before, Joan Nixon being E.; 40 years; 40*s.* **P. 167**

Aug. 31, 34 Car. II, 1682; a lease to Thomas Fifield, alderman of Oxford; it is 20 ft. E. to W., and 39 ft. N. to S., the backside containing 41 ft. E. to W., 32 ft. N. to S.; 40 years; 40*s.* **R. 640**

Dec. 6, 8 Will. III, 1696; a lease to Walter Fifield, B.D.; 40 years; 40*s.* **T. 239**

Ledger W. 259 Dec. 6, 9 Ann, 1710; a lease to Stephen Hurman, B.D.; 40 years; 40*s.*

X. 77 Dec. 7, 6 Geo. I, 1719; a lease to John Boyce, mercer; 40 years; 40*s.*

Y. 418 Dec. 6, 7 Geo. II, 1733; a lease to Sir John Boyce, of Oxford, Kt.; 40 years; 40*s.*

AA. 298 Dec. 6, 21 Geo. II, 1747; a lease to Rev. John Boyce; 40 years; 40*s.*

CC. 279 Dec. 6, 2 Geo. III, 1761; a lease to George Huddersford, D.D., president of Trinity College, and James Gilpin, Esq.; 40 years; 40*s.*

FF. 138 Dec. 6, 16 Geo. III, 1775; a lease to Ann Morten, widow; 40 years; 40*s.*

HH. 151 Dec. 6, 30 Geo. III, 1789; a lease to Thomas Richings, breeches-maker; 40 years; 40*s.*

b. 44 Dec. 6, 44 Geo. III, 1803; a lease to Sarah Benwell, widow; 40 years; 40*s.*

d. 78 Dec. 6, 1817; a lease to George Jubber, confectioner; fine £90; 20 ft. E. to W., 13 yds. N. to S., tenement of the city E., St. Mary Hall S.; also a backside 41 ft. E. to W., 32 ft. N. to S.; 40 years; 40*s.* the first 26 years; then £15.

e. 200 Dec. 6, 1831; his lease is renewed; fine £97 10*s.*; 40 years; 40*s.* the first 12 years; then £15.

e. 206 Sept. 29, 1831; a lease to Dr. John Denn, Principal of St. Mary Hall, of a piece of ground late in the tenure of George Jubber, on which the old buildings have been taken down and new buildings erected, consisting of rooms for lodgings, bounded N. by George Jubber, E. by Magpie Lane, W. and S. by St. Mary's Hall, measuring 41 ft. 8 in. N, 41 ft. 3 in. S., 18 ft. 6 in. E., 14 ft. 9 in. W.; 40 years; 30*s.* the first 26 years, then £14.

f. 295 Feb. 1, 1845; the Mayor and Burgesses grant to the College, in exchange for two properties in All Saints parish, a shop which was leased by them in 1831 to George Jubber at a rent of £1 6*s.* 8*d.*, bounded by John Bellman, hairdresser, E., and George Jubber S. and W., described as being 19 ft. 6 in. N. to S., and 9 ft. 9 in. E. to W., whereas for upwards of 200 years the length had been 21 ft. 10 in., 'having been increased in length by an encroachment made in front in the High St., which had been the case with many other of the houses in the said street, and in acknowledgement of which encroachment the lessee of the premises used formerly to give an entertainment to the mayor and other viewers on their yearly perambulation called the Re-

paration view, but for many years the sum of 6*s.* 8*d.* has been paid to the said mayor and burgesses in lieu of such entertainment'. [See Appendix.]

Dec. 6, 1845; a lease to Henry Jubber, confectioner; fine £125 4*s.*; 40 years; rent £16 13*s.* 4*d.*; the tenement is now 29 ft. 9 in. at N. end, 41 ft. 8 in. at S., abutting at the S. on a tenement late demised to Dr. John Dean, bounded E. partly by Magpie Lane and partly by a tenement of the parish of St. Mary; it is 16 ft. 11 in. N. to S. in Magpie Lane, and 42 ft. 9 in. N. to S. against the tenement of St. Mary's, on W. side it is 56 ft. 3 in. abutting on a tenement of Oriel occupied by Randall, shoemaker. Ledger g. 15

July 27, 1852; a lease to Sarah Speakman and George Dudley of lodgings part of St. Mary Hall; fine £39; 40 years from Sept. 29, 1845; rent £14. g. 169

Dec. 6, 1859; a lease to Henry Jubber, of Long's Hotel, New Bond St., hotelkeeper; fine £167 4*s.*; 40 years; rent £16 13*s.* 4*d.* g. 303

July 27, 1859; the lease to Speakman and Dudley is renewed; fine £69; 40 years; rent £14. Both tenements were sold to Oriel in 1885; the tenement in High St. for £3,152 3*s.* 3*d.*; that in Grove St. for £808 2*s.* 6*d.* g. 356 i. 607

3. St. Thomas's Hall, *alias* The Boreshed, *alias* The Swan.

The last house in St. Mary's parish on the south side of High Street, now rebuilt as the corner shop of King Edward Street, paid a rent of 13*s.* 4*d.* to Magdalen College. The following deeds trace the history of this rent from 1370 to 1496, when it was handed over by Queen's College under the arrangement already described (see the note before deed 303). In the rental of 1550 the tenement is still called the Boar's Head, but no. 418 shows that the name was altered by 1496; in 1555 it is called the Swan; subsequently it was 'The Old Swan'. The rent was paid certainly as late as 1681.

412.

[Henry More grants to Richard Salesbury two rents in Oxford which had belonged to Joan, daughter and heir of Philip de Ew, and also grants him the custody of Emma her daughter.]

Notum sit uniuersis quod ego Henricus More, fisshere, de Oxonia concessi & dimisi Ricardo Salesbury de Oxonia tresdecim solidatas & S. Mary the V. 53 June 7, 1370

quatuor denaratas annui redditus prouenientes de quodam tenemento vocato Seint Thomas Halle in parochia beate Marie virginis Oxonie situato & duodecim denaratas annui redditus prouenientes de quadam s[hop]a cum solario supra edificato situata in parochia sancti Michaelis ad portam borealem Oxonie quam nunc inhabitat Robertus Hawe & quos quidem redditus habeo & teneo ad terminum vite mee per legem Anglie post decessum Iohanne filie & heredis Philippi de Ew de Oxonia, quondam uxoris mee; dedi eciam & concessi eidem Ricardo tutelam Emme filie mee & filie & heredis predicte Iohanne; habendas & tenendas predictas quatuordecim solidatas & quatuor denaratas annui redditus prefato Ricardo annuatim durante tota vita mea ad terminos vsuales & consuetos, percipiendam primam solucionem primi termini in festo sancti Michaelis archangeli proximo futuro post datam confeccionis presencium. Et ego vero predictus Henricus predictas quatuordecim solidatas & quatuor denaratas annui redditus, ut premittitur, annuatim percipiendas prefato Ricardo, heredibus & assignatis suis durante tota vita mea contra omnes gentes warantizabo & defendam. In cuius rei testimonium presentibus sigillum meum apposui, hiis testibus, Willelmo Northērne tunc maiore ville Oxonie, Iohanne de Wyndesore & Iohanne de Somerford tunc balliuis eiusdem ville, Iohanne de Stodle, Ricardo Wodehay, Iohanne de Hertewelle, Willelmo Codeshale, Willelmo Hunte, Roberto Hawe & aliis. Dat' apud Oxoniam septimo die mensis Iunii anno regni regis Edwardi tercii post conquestum quadragesimo quarto.

413.

[Richard Salisbury grants a rent of 13 s. 4 d. to Michael Salesbury and his wife.]

S. Mary the V. 58 Nov. 10, 1379

Sciant presentes & futuri quod nos Ricardus Salesbery de Oxonia & Emma uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus Michaeli Salesbery & Emme uxori eius unam marcam sterlingorum liberi redditus exeuntem annuatim de quodam tenemento situato in parochia beate Marie uirginis in alto vico vocato Boreshed extendente se ab alto vico predicto ex parte boriali usque ad viculum vocatum Iurilane ex parte australi; habendam, tenendam & percipiendam predictam marcam liberi redditus de predicto tenemento prefatis Michaeli & Emme, heredibus & assignatis suis imperpetuum, soluendam annuatim ad festum sancti Michaelis archangeli sicut tenentes nostri & eorum antecessores nobis & antecessoribus nostris

soluere consueuerunt. Et si contingat predictam marcam liberi redditus in parte vel in toto aretro fore non solutam ad predictum terminum ex tunc bene liceat prefatis Michaeli & Emme, heredibus & assignatis suis in predicto tenemento ubique distringere & districciones ibidem inuentas licite abducere, asportare et effugare ac penes se retinere quousque de toto predicto redditu cum omnibus inde arreragiis, si que fuerint, sibi plenarie fuerit satisfactum. In cuius rei testimonium huic presenti scripto nostro sigilla nostra apposuimus. Hiis testibus, Philippo Ewe maiore ville Oxon, Iohanne Hykkes & Willelmo Irmonger balliuis uille Oxonie, Willelmo Dagvyle & Iohanne Gybbes camerariis.[1] Dat' Oxonie decimo die Nouembris, anno regni regis Ricardo secundi post conquestum tercio.

414.

[John Salisbury grants the rent to Richard More and John Acreman.]

S. Mary the V. 38 Jan. 17, 1448

Sciant presentes & futuri quod ego Iohannes Salesbery, filius & heres Ricardi Salesbery, filii & heredis quondam Michaelis Salesbery de Oxonia dedi, concessi & hac presenti carta mea confirmaui Ricardo More & Iohanni Acreman unam marcam sterlingorum liberi redditus exeuntem annuatim de quodam tenemento situato in parochia beate Marie virginis Oxonie vocato Boreshede in alto vico, extendente se ab alto vico predicto ex parte boriali usque ad viculum vocatum Iurylane ex parte australi; habendam, tenendam, & percipiendam . . . prefatis Ricardo More & Iohanni, heredibus & assignatis suis imperpetuum, soluendam ad festum sancti Michaelis archangeli sicut tenentes dicti tenementi & eorum antecessores michi & antecessoribus meis soluere consueuerunt. [They may distrain in the tenement for the rent. The donor will warrant his gift. Sealing] hiis testibus, Ricardo Spragot maiore ville Oxonie, Thoma Dagfeld, Iohanne North, Roberto Walford & Thoma Wythyg aldremannis, Iohanne Barton & Thoma Wymund ballivis dicte ville, Iohanne Ludlow, Willelmo Bruges &

[1] These witnesses are impossible. Philip de Ew was mayor 1295–9; John Hicks and William Irmonger lived in the time of king Richard II, but were not bailiffs in one year. The deed is also impossible because the rent did not belong to Richard Salesbury, but (as the previous deed shows) to Emma daughter of Joan daughter of Philip de Ew, doubtless the Emma wife of Michael Salesbury. A comparison with no. 417 suggests that the forgery was made about 1448. There is no indication that the forgery was dishonest; it seems to have been composed to strengthen what was already a good title.

aliis. Dat' Oxonie decimo septimo die Ianuarii anno regni regis Henrici sexti post conquestum vicesimo sexto.

415.

[John Salisbury quitclaims the rent to them.]

S. Mary the V. 64 Jan. 17 1448

John Salesbery son and heir of Richard Salesbery son [and heir of Michael Salesbery] remits and quitclaims to Richard More and John Acreman one mark of rent issuing from a tenement called Boreshede: witnesses as in no. 414; 26 Hen. VI.[1]

416.

[A bond to fulfil the previous grant.]

S. Peter in E. 52 Jan. 17, 1448

Nouerint uniuersi per presentes me Iohannem Salesbery de Oxonia burgensem teneri & firmiter obligari Thome abbati monasterii de Oseneya & eiusdem loci conuentui in uiginti libris legalis monete Anglie, soluendis eisdem Thome abbati & conuentui uel eorum successoribus ad festum sancti Michaelis archangeli proximo futurum post datam presencium. Ad quam quidem solucionem bene & fideliter faciendam obligo me, heredes et executores meos ac omnia bona mea per presentes sigillo meo signatas. Dat' decimo septimo die Ianuarii anno regni regis Henrici sexti post conquestum uicesimo sexto.

(*Endorsed*) Condicio istius obligacionis talis est; si Ricardus More & Iohannes Acreman, eorum heredes & assignati habeant, possideant, teneant & gaudeant libere, bene & in pace unam marcam liberi redditus exeuntis annuatim de quodam tenemento uocato Boreshed sicut in quadam carta inde eis per Iohannem infraobligatum facta plenius continetur absque impetracione, clamio seu perturbacione dicti Iohannis interius obligati aut heredum suorum quouis modo, ex tunc presens obligacio sit nulla; sin autem, stet in suo robore & effectu.

417.

[Richard More and John Acreman grant the rent to the provost of Queen's College.]

S. Mary the V. 59 Feb. 14, 1448

Sciant presentes & futuri quod nos Ricardus More & Iohannes Acreman dedimus, concessimus & hac presenti carta nostra confir-

[1] The deed is only a fragment.

mauimus magistro Willelmo Spenser preposito collegii regine Oxonie unam marcam sterlingorum liberi redditus exeuntem annuatim de quodam tenemento in parochia beate Marie virginis Oxonie vocato Boreshede in alto vico extendente se ab alto vico predicto ex parte boriali usque ad viculum vocatum Iurylane ex parte australi; habendam, tenendam & percipiendam predictam marcam liberi redditus de predicto tenemento prefato magistro Willelmo Spenser & assignatis suis imperpetuum, soluendam annuatim ad festum sancti Michaelis archangeli sicut tenentes dicti tenementi & eorum antecessores nobis & antecessoribus nostris soluere consueuerunt. [If the rent is not paid, Master William and his assigns may distrain for it. Sealing] hiis testibus, Ricardo Spragot maiore ville Oxonie, Thoma Dagfeld, Iohanne North, Roberto Walford & Thoma Wythyg aldremannis, Iohanne Barton & Thoma Wymond balliuis dicte uille, Iohanne Ludlowe, Willelmo Brugges & aliis. Dat' Oxonie, decimo quarto die Februarii anno regni regis Henrici sexti post conquestum vicesimo sexto.

418.

[Queen's College grants to Magdalen a rent of 13 s. 4 d. from the Boreshead, 6 s. 8 d. from the Bell, and 13 s. 4 d. from a house in St. Michael's North.]

S. Mary the V. 60 Cart. fol. 18r Oct. 12, 1496

Omnibus Cristi fidelibus ad quos presens scriptum peruenerit prepositus et scolares aule regine in Oxonia salutem. Sciatis nos predictos prepositum & scolares remisisse, relaxasse & pro nobis & successoribus nostris imperpetuum quietum clamasse presidenti & scolaribus collegii beate Marie Magdalene Oxonie totum ius, statum, titulum nostrum, interesse et demandam que umquam habuimus, habemus seu quouismodo in futurum habere poterimus de & in quodam quieto redditu tresdecim solidorum et quatuor denariorum exeuntium de quodam tenemento nuper vocato Boreshedde in parochia beate Marie virginis in alto vico, extendente se ab alto vico ex parte boriali usque ad venellam vocatam Iureslane ex parte australi. Insuper sciatis nos remisisse, relaxasse totum ius & titulum nostrum in quodam quieto redditu sex solidorum et octo denariorum exeuntium de quodam tenemento vocato le Bell in parochia sancti Petri in oriente; necnon totum ius, statum, titulum nostrum, interesse et demandam in quodam quieto redditu tresdecim solidorum et quatuor denariorum exeuntium de & in quodam tenemento situato in parochia sancti Michaelis ad portam borialem in quo modo inhabitat Hugo

Ashfeld; ita quod nec nos predicti prepositus & scolares nec successores nostri aliquod ius, statum, titulum, interesse seu demandam in premissis seu aliquo premissorum de cetero exigere seu uendicare poterimus, sed ab omni iure, titulo, interesse & demanda in premissis & quolibet premissorum pro perpetuo simus exclusi per presentes. In cuius rei testimonium huic presenti scripto nostro sigillum nostrum commune apposuimus; hiis testibus, Ricardo Kente maiore ville Oxon, Rogero Baxster & Iohanne Takley eiusdem ville balliuis & multis aliis. Dat' in collegio nostro predicto duodecimo die Octobris anno regni regis Henrici septimi post conquestum Anglie duodecimo.[1]

4. A rent from the Spicery.

On the north side of High Street, a tenement in the Spicery, once of John de Wicombe, paid a rent of 12*d.* to the Hospital. We have no deed dealing with this possession, but from the names of owners in the rentals we can identify the tenement. It was the first house within St. Mary's parish, and was owned by Richard le Grasier, Nicholas Garland, and Juliana Garland, during the fourteenth century. The last mention of the payment is in the rental of 1426; shortly after, the property was acquired by All Souls under the name of Garland's place, and no doubt the rent was redeemed. The property passed from All Souls to Brasenose College in 1736.

5. West of St. Mary's Church.

At the west end of St. Mary's the Hospital owned a valuable corner site, which measured (according to the plan in Skelton) about 80 feet from north to south, and 60 feet from east to west. The property was granted to the Hospital by Thomas le Verrer in 1236, and in the rental of 1328 we learn that there was a payment due from 'terra le Verrer' of 22*d.* yearly to the rector of St. Mary's. In 1255 the Hospital repurchased the land from William le Spicer, who held it by a perpetual lease. To judge from the rentals it contained three tenements, one of which was known for some years as *domus Basyng*; at one time there were as many as six shops on this site, some facing High Street and some facing the church, in addition to a house; and a good rent was received even when prices were most depressed. The property was originally of the fee of the rector of St. Mary's, and in early days owed suit to his court (see no. 419). It was sold to Brasenose College in 1736 together with Broadgates. It must

[1] In return for this gift Magdalen College surrendered to Queen's College the tenement at the corner of Queen's Lane and High Street, and a rent of 15*s.* 4*d.* due from three tenements in High Street on the north side, at that time the property of Queen's, where is now the front entrance of the college.

have been one of the houses on this property that was occupied by Edward de Hales, a tenant of the Hospital of St. John, hard by the church of St. Mary, between St. Mary's and All Saints, who on Feb. 20, 1298, shot Fulco Neyrnut, priest and scholar, who was assaulting the house. (*Coroner's Inquests*, p. 6.)

419.

[Cristina, daughter of Robert Stelmere, grants to Iordanus Vitrearius, her nephew, half the tenement of her father.]

S. Mary the V. 46 [c. 1190]

Sciant omnes presentes & futuri qnod ego Cristina filia Roberti Stelmere concessi & dedi Iordano Uitreario[1] sororio meo medietatem tenementi quod fuit Roberti patris mei, quod tenementum iacet inter cimiterium sancte Marie & terram Iohannis filii Radulfi, scilicet partem illam que est propinquior cimiterio predicte ecclesie, illi & heredibus suis tenendam de me & heredibus meis in feodo & hereditate, libere & quiete & integre; reddendo inde annuatim memorate ecclesie beate Marie undecim denarios ad festum sancte Marie in Septembri & insuper ad idem festum sancte Marie michi & heredibus meis unum obolum in recognicione feodi; & predictum redditum Iordanus & heredes eius reddent annuatim sicut prediuisum est pro omni seruicio. Et pro concessione mea & donacione prediuisi tenementi Iordanus prenominatus dedit michi decem solidos de gersuma & fidelitatem fecit michi de tenemento. Et sciendum est quod ego disracionaui predictam partem prefati tenementi in curia beate Marie per breue domini regis coram magistro Iohanne de Bridiport, persona eiusdem ecclesie. Et ego & heredes mei warentizabimus sepedictam partem tenementi Iordano sepenominato & heredibus eius contra omnes homines. Et ut perpetuo firmum & inconcussum permaneat sicut prediuisum est, hac mea carta & sigilli mei impressione confirmare curaui. Hiis testibus, magistro Iohanne de Bridiport persona ecclesie beate Marie, Iohanne Kepeherm, Laurentio filio eius, Thoma filio Eilrici, Iohanne filio Radulfi, Petro filio eius, Willelmo Pileth, Benedicto filio Eilnod', Rogero Illuminatore, Rogero filio Sigari, Gaufrido Fabro, Alexandro filio eius, Gaufrido Aurifabro.[2]

[1] In the Godstow Cartulary (p. 475 ed. E.E.T.S.) he is termed Jordanus Verrarius, and is shown to have been the occupier of the corner tenement before 1189. This deed grants to him the eastern half of the tenement; probably he was already owner of the western half. In the English version of the Godstow Cartulary he is termed Jordan Cariour (i.e. maker of window panes).

[2] Seal, red, circular, $1\frac{3}{8}$ in., a flower with 8 petals, SIGILL' CRISTINE FILIA [*sic*] ROBERTI.

420.

[Thomas le Verrer grants to the Hospital a messuage at the west end of St. Mary's Church.]

S. Mary the V. II Cart. fol. 19v Jan.–Mich. 1236

Sciant presentes & futuri quod ego Thomas le Uerrer de Oxonia dedi & concessi & hac mea presenti carta confirmaui pro me & pro heredibus meis inperpetuum deo & hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci in subsidium pauperum & infirmorum ibidem degentium in liberam & perpetuam elemosinam pro salute anime mee & animarum antecessorum & successorum meorum totum mesuagium meum cum omnibus seldis ei adiacentibus & cum omnibus aliis pertinentiis suis quod est ex parte occidentali ab ecclesia beate Marie uirginis in Oxonia & in eadem parrochia; habendum & tenendum predictis confratribus & eorum successoribus uel suis assignatis inperpetuum libere & quiete, plene & integre, pacifice & honorifice, faciendo tamen inde annuatim capitalibus dominis illius feodi seruitium sibi exinde debitum & consuetum & reddendo inde annuatim michi uel heredibus meis duos denarios ad Pascha pro omni seruicio & exaccione & demanda. Ego autem predictus Thomas & heredes mei warantizabimus predictis confratribus & eorum successoribus & suis assignatis in perpetuum totum predictum mesuagium cum omnibus predictis seldis & cum omnibus aliis pertinentiis suis contra omnes homines, mares & feminas. Et ut hec mea donatio & concessio & confirmatio & warantizacio robur firmitatis in perpetuum optineant, hoc presens scriptum sigilli mei impressione roboraui; hiis testibus, domino W. tunc priore sancte Frideswithe, magistro W. tunc officiali archidiaconi Oxonie, R. tunc decano Oxonie, P. filio Toroldi tunc maiore Oxonie, Hugone Fauue & Adam Cruste tunc prepositis Oxonie, Philippo Molendinario, Galfrido de Stokwelle, Henrico filio Henrici, Thoma filio Walteri, Adam Feteplace, Philippo Pady, Iohanne Pady, Waltero Aurifabro, Pentecoste, Roberto Ruffo, Laurentio Log, Adam Whistle, Rogero le Boltere, Willelmo le Prutte, Willelmo de Mildecumbe clerico et aliis.[1]

[1] At the foot 'Transcrib''. Seal, white, round, 1½ in., an eagle with spread wings SIGILL. TOME. FILII. ELVEVE. William of Gloucester was not appointed Prior of St. Frideswide's until Jan. 1236.

421.

[Nicholas le Butiller confirms the grant of Thomas le Verrer.]

Sciant presentes & futuri quod ego Nicholaus le Butiller de Oxonia heres Thome le Uerrer de Oxonia concessi & hac mea presenti carta confirmaui pro me & pro heredibus meis imperpetuum pro salute anime eiusdem Thome & pro salute anime mee & animarum antecessorum & successorum meorum & quietum clamaui deo & hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci in liberam & puram & perpetuam elemosinam omnes terras & omnia tenementa cum pertinentiis suis in Oxonia que tenent racione & donacione predicti Thome; & in huius rei robur & testimonium huic presenti scripto sigillum meum apposui. Hiis testibus, Waltero filio Galfridi Aurifabri, Galfrido de Hengseye, Iohanne Curcy, Galfrido le Uerrer, Galfrido filio Galfridi Aurifabri, Roberto Mignot, Willelmo de Mildecumbe clerico et aliis.[1]

Villa Oxon 7 c. 1237

422.

[William de Wintonia grants and quitclaims to the Hospital the corner house which he held at fee-farm from the Hospital.]

Omnibus Christi fidelibus presens scriptum uisuris uel audituris Willelmus de Winton Ipotecarius salutem in domino. Nouerit universitas uestra me dedisse & quietum clamasse magistro Hospitalis sancti Iohannis extra portam orientalem Oxonie pro me & heredibus meis totum ius meum et clamium quod habui uel habere potui in terra illa angulari cum pertinenciis suis, que est ex opposito ecclesie beate Marie Oxonie, que aliquando fuit Thome le Uerrer; quam quidem terram cum pertinenciis habui ad feodifirmam de predictis magistro & fratribus & eorum successoribus; ita quod nichil iuris uel clamii possim uendicare in predicta terra cum pertinenciis. Pro hac autem donacione & quieta clamancia dederunt michi predicti magister et fratres decem libras sterlingorum pre manibus ad magnum negocium meum. In cuius rei testimonium pro me & heredibus meis huic

S. Mary the V. 29 Cart. fol. 21v Mich. 1254–Mich. 1255

[1] At the foot 'Transcrib''. Seal, brown, illegible. The name of the town clerk limits the date to about 1235–1240. As Nicholas was the son of Thomas, maker of glass, we may assume that Butiller means 'maker of bottles'.

presenti scripto sigillum meum apposui; hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Colleshulle, Iohanne Pady tunc balliuis, Nicholao de Kingestone, Nicholao de Stocwelle, Galfrido de Hengstessey, Willelmo de Ew, Willelmo le Specer iuniore, Iohanne Filekinge, Roberto clerico & aliis.[1]

423.

[The Hospital grants a lease of part of the messuage to Roger le Latoner.]

S. Mary the V. 28 Mar. 25, 1382

Hoc scriptum indentatum testatur quod Robertus Tuwe magister Hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci unanimi consensu tradiderunt & ad firmam dimiserunt Rogero Trunet [*sic*] latoner & Agneti uxori eius duas seldas cum camera superius edificata in Oxonia predicta in parochia beate Marie virginis, situatas inter tenementum predicti Hospitalis ex parte occidentali & cimiterium ecclesie beate Marie predicte ex parte orientali; habendas & tenendas de predictis magistro & confratribus . . . usque ad terminum XL annorum; reddendo inde annuatim . . . viginti quatuor solidos[2] ad quatuor anni terminos in Oxonia usuales. [The tenants may not sublet without leave; they shall keep the buildings in repair.] Et si contingat aliquod edificium vel aysiamentum in predictis seldis edificari vel construi ibidem integre & pro perpetuo remanebit. [The owners may enter again on the premises if the rent is withheld, or if the conditions are not observed, or on the death of the tenants.] Hiis testibus, Ricardo le Merseer tunc maiore ville Oxonie, Adam de la Ryuer, Iohanne Hikkes tunc balliuis, Henrico Tuwe, Roberto Barbour & aliis. Dat' die Annunciacionis beate Marie virginis anno regni regis Ricardi secundi post conquestum quinto.

424.

Leases.

Ledger D. 49

Dec. 24, 34 Hen. VIII [1542]; a lease to Robert Barnes 'merser' of a tenement in the parish of St. Mary late in the tenure of John Hore, glover, bounded N. and W. by Brasenose, High St. on the S., and 'the

[1] At the foot 'Transcrib''. Seal, green, circular, $\frac{7}{8}$ in., a fleur-de-lis 'S' WILLI SPECIARII'.

[2] The rentals of 1384 and subsequent years give the rent sometimes as 28*s*. and sometimes as 20*s*. In the rental of 1390 the tenement is said to be 'in cornerio'.

lane going to the College of Brasennose next seynt Mary chircheyard' on the E.; 20 years; rent 46*s.* 8*d.*

Dec. 7, 38 Hen. VIII [1546]; a lease to Thomas Gyles, tailor; bounded as before; 20 years; rent 46*s.* 8*d.* **Ledger D. 74**

July 20, 10 Eliz. [1568]; a lease to Thomas Giles, tailor, together with a garden in All Saints parish, nigh unto Lincoln College; 30 years; rent 48*s.* 8*d.* **F. 161**

July 28, 34 Eliz. [1592]; a lease to Thomas Giles, tailor, together with the garden as before; 30 years; rent 53*s.* 8*d.* **H. 27**

July 28, 43 Eliz. [1601]; a lease to Joseph Barnes, stationer, with the garden; 40 years; rent 53*s.* 8*d.* **J. 14**

Dec. 2, 9 Jac. [1611]; his lease is renewed; 40 years; rent 53*s.* 8*d.* **J. 443**

July 26, 17 Jac. [1619]; a lease to Barbara Barnes, widow, of a tenement in St. Mary's together with a house and garden in All Saints; 40 years; rent 63*s.* 8*d.* **K. 204**

July 27, 3 Car., 1627; her lease is renewed; 40 years; 63*s.* 8*d.* **L. 167**

July 28, 14 Car., 1638; a lease to Ann Barnes only daughter of the late Barbara Barnes; 40 years; 63*s.* 8*d.* **M. 244**

Aug. 2, 1652; a lease to Martin Lypyate, apothecary; 40 years; 63*s.* 8*d.* **O. 303**

July 24, 14 Car. II, 1662; a lease to 'Mr. Robinson, bookeseller'; 40 years; 63*s.* 8*d.* **P. 300**

Aug. 18, 28 Car. II, 1676; a lease to Elizabeth Robinson, widow; 40 years; 63*s.* 8*d.* **R. 256**

Aug. 6, 2 Will. and Mary, 1690; her lease is renewed; 40 years; 63*s.* 8*d.* **S. 673**

Aug. 1, 3 Ann, 1704; a lease to Eliz. Watson, widow; the tenement in All Saints is occupied by Compton Moore, joiner, that in St. Mary's is now three tenements occupied by Thomas Churchill, bookbinder, Anthony Piesley, bookseller, William Humphreys, victualler; 40 years; 63*s.* 8*d.* **U. 70**

Dec. 6, 2 Geo. I, 1715; a lease to Mr. Bobart and William Chettle of two tenements once in the tenure of Eliz. Watson, occupied by John Nicholls, gunsmith, and Will. Parker, victualler; 40 years; 27*s.* 10*d.* **W. 479**

Dec. 6, 2 Geo. I, 1715; a lease to John Nicholls, gunsmith, of two tenements in St. Mary's occupied by Stephen Fletcher, bookseller, and Richard Wheat, barber, and a tenement in All Saints occupied by Mary Moore, widow; 40 years; 35*s.* 10*d.* **W. 481**

Ledger Y. 76 Dec. 6, 3 Geo. II, 1729; a lease to John Nicholls, gunsmith, alderman; the occupants are Mary Fletcher, bookseller, Robert Wheat, barber, and Mary Moore; 40 years; 35*s.* 10*d.*

Y. 78 Dec. 6, 3 Geo. II, 1729; a lease to John Nicholls of two other tenements; 40 years; 27*s.* 10*d.*

Y. 642 Aug. 6, 1736; sold to B.N.C. together with other property under the Act for building what is now the Camera.

6. Preston's House.

In the earlier rentals the houses in Cat Street come next, beginning at the south end. On the left-hand side the first tenement belonged to Oriel, the third to St. Frideswide's, and the fourth to St. John's Hospital. In the map that is given in Skelton's *Oxonia Antiqua*, it is about 35 feet by 55 feet. It was given by William de Preston in 1267, and in the rentals is sometimes called *domus Lodelow*, from the name of a tenant. Between 1511 and 1580, when Oxford was at its lowest ebb, it was a vacant piece of ground at a rent of 20*d.*, and was leased with *domus Plente* (*see* no. 411); about 1590 it was a stable, but before 1640 a dwelling-house was built. The property was sold to the Trustees of Dr. Radcliffe in 1736.

425.

[John Sewi for 37 s. sells to Thomas Faiteplace a quitrent of three shillings.]

S. Mary the V. 45 c. 1220 Sciant presentes & futuri quod ego Iohannes filius Rogeri filii Sewi concessi, dimisi, & liberaui Thome Faiteplace totum redditum illum quem habui de doma [*sic*] illa que est in Cattestrete inter terram abbatisse de Godestow & terram que fuit Radulfi Cuteritch in parrochia sancte Marie de Oxonia, scilicet tres solidos per annum ad duos terminos anni scilicet xviii d. ad Pascha & xviii d. ad festum sancti Michaelis, tenendum & habendum sibi & heredibus suis de me & heredibus meis hereditarie, libere & quiete, reddendo annuatim pro predicto redditu michi & heredibus meis unum denarium, pro omni seruicio, ad Pascha. Et ego Iohannes & heredes mei warantizabimus predictum redditum predicto Thome & heredibus suis contra omnes homines mares & feminas; & pro hac concessione, dimissione, liberatione & warantizatione predictus Thomas dedit michi triginta septem solidos in gersuma. Et quia uolui ut omnia suprascripta sicut prediuisa sunt firma & stabilia permaneant, hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Radulfo

Halegod, Laurentio Halegod, Andrea Halegod, Lamberto Allutario, Ricardo de Stocwelle, Iohanne le Taillur, Osberto clerico, Roberto Oein, Ada uinit[ore].[1]

426.

[The prioress of Studley sells a house in Cat Street to Robert de Prestune.]

S. Mary the V. 50 Prob. Mich. 1242–Mich. 1243

Sciant presentes & futuri quod ego Iuliana priorissa de Stodleye & eiusdem leci conuentus unanimi[2] concensu & uoluntate uendidimus & concessimus & tradidimus[3] & liberauimus & hac presenti carta confirmauimus Roberto filio Iohannis de Prestune domum quam habuimus in uilla Oxonie, scilicet in Kattesstret, proximiorem iuxta domum sanctimonialium de Godestowe ex parte aquilonis et proximiorem iuxta domum Agnetis Coterig ex parte australi cum omnibus pertinenciis & libertatibus suis, tenendam & habendam libere & quiete & pacifice de nobis & successoribus nostris in perpetuum sibi & quibuscumque eam dare uel uendere uel legare uel quocumque modo assignare uoluerit siue domibus religiosis siue aliis quibuscumque, reddendo inde ipse & sui assignati nobis & successoribus nostris unum denarium ad festum sancti Michaelis et duos denarios Reginaldo Mason & tres solidos Waltero Feteplace, scilicet ad festum sancti Michaelis xviii d. et ad festum beate Marie in Marcio xviii d. pro omnibus seruiciis & consuetudinibus & exaccionibus que de predicta domo aliquo tempore exigi possunt. Nos uero dictam domum cum omnibus pertinenciis suis contra omnes homines & feminas dicto Roberto & suis assignatis in perpetuum warantizabimus ac defendemus. Pro hac uero uenditione & concessione & warantizatione dedit nobis dictus Robertus sexdecim marcas argenti. Et ut hec que a nobis acta sunt rata & inconcussa in perpetuum habeantur, ea presenti carta cum appositione sigilli conuentus nostri una cum appositione sigilli priorisse confirmauimus. Hiis testibus, Petro filio Thorald tunc temporis maiore Oxonie, Henrico filio Simionis, Philippo molendinario, Galfrido de Stocwelle, Willelmo de Heu, Nicholao de Stocwelle tunc temporis prepositis Oxonie, Iohanne Sewi, Hugone Harding, Roberto Ruffo, Adam Fabro, Herico [*sic*] Barbatore & aliis.[4]

[1] Seal, green, round, $1\frac{1}{4}$ in., an eagle with outspread wings, SIGILL' IOHANNIS SEWI.

[2] inanimi, MS.

[3] tradimus, MS.

[4] Seals illegible.

427.

[An agreement between William de Prestone and his mother.]

S. Mary the V. 37 Oct. 26, 1266–Mich. 1267

Anno regni regis Henrici filii Iohannis regis quinquagesimo hec conuencio facta est inter Willelmum de Prestone filium magistri Roberti de Prestone ex parte una & dominam Ducee matrem dicti Willelmi ex altera, uidelicet quod predictus Willelmus tradidit & dimisit ad firmam dicte domine Ducee matri sue redditum suum annualem illius domus cum pertinenciis quam Hugo Illuminator de dicto Willelmo tenuit & adhuc tenet & inhabitat in uico de Cattestrete; habendum & tenendum dictum redditum annualem dicte domine uel suis assignatis usque ad terminum sex annorum proximo sequentium plene completorum, soluendo dicto Willelmo uel suis assignatis pre manibus quatuor marcas sterlingorum & insuper ad Natale Domini proximo sequens duas marcas, incipiendo a Pascha anno regni regis predicti quinquagesimo usque ad terminum sex annorum complete peractum. Et si ita contingat quod dictus Willelmus infra terminum aliquibus indiguerit denariis, pro quorum indigencia oportuerit eundem ad ulteriorem terminum predictum redditum dimittere, obligauit se fide media dicte domine matri sue uel suis assignatis eodem foro & eodem pacto per alios sex annos sequentes predictum redditum cum pertinenciis pre omnibus aliis dimittere, quo dictis sex annis primis est conuentum. Preterea si predictum redditum cum pertinenciis ex toto uendere dictum Willelmum cogat necessitas uel etiam sola sua uoluntas, idem Willelmus concessit quod dicta domina mater eius predictum redditum per duas marcas pro iuniori precio habeat quam aliquis alius. Ita tamen quod dicta domina dicto redditui uel dicte domui in coopertura subueniat usque ad terminum sepedictum. Et si ita contingat dictum Willelmum infra terminum predictum in fata decedere, dicta domina pro herede ipsius habeatur. Si autem dicta domina infra terminum statutum decesserit, predicta domus siue redditus cum pertinenciis dicto Willelmo quiete remaneat. In cuius rei testimonium dictus Willelmus & dicta domina mater eiusdem sigilla sua huic cyrographo alternatim apposuerunt. Hiis testibus, Ada Fateplace tunc maiore Oxonie, Iohanne de Colleshule, Rogero le Sauser tunc balliuis, Galfrido Aurifabro, Waltero Aurifabro, Galfrido le Mercer, Ada Fabro, Willelmo le Picer [*sic*], Willelmo ligatore librorum,

Henrico de Lincolnia, Symone Scoto, Nicholao clerico & multis aliis.[1]

428.

[William de Prestone grants to the Hospital his tenement in Cat Street.]

S. Mary the V. 3 Cart. fol. 20b Dec. 28, 1267

Sciant presentes & futuri quod ego Willelmus filius magistri Roberti de Prestone dedi, concessi, et hac presenti carta mea confirmaui magistro & fratribus et infirmis hospitalis sancti Iohannis extra portam orientalem Oxonie in perpetuam elemosinam duas marcas annui redditus de uno mesuagio in parochia sancte Marie Oxonie in uico de Cattestrate [*sic*] quod est inter domum Prioris sancte Frideswyde ex parte una & domum abbatisse de Godestowe ex altera, cum omnibus pertinenciis & omni iure & clamio que michi uel heredibus meis uel assignatis contingere poterit, scilicet in wardis, releuiis & eschaetis, habendum & tenendum dictis magistro & fratribus & eorum successoribus de me & heredibus meis uel assignatis libere, quiete, bene & in pace in perpetuum, reddendo inde annuatim capitalibus dominis seruicium inde debitum et consuetum. Ego uero Willelmus et heredes mei uel assignati predictis magistro & fratribus et infirmis et eorum successoribus predictum annuum redditum de messuagio cum pertinentiis contra omnes homines mares & feminas Cristianos & Iudeos sine fraude warantizabimus in perpetuum ac defendemus. Pro hac autem donacione, concessione & presentis carte confirmacione et warantizacione dederunt michi predicti magister & fratres et infirmi undecim marcas sterlingorum in gersumma. Et ut hec mea donacio concessio et presentis carte confirmacio et warantizacio robur firmitatis obtineant, presentem cartam sigilli mei impressione roboraui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Galfrido de Hegseye, Galfrido Aurifabro tunc balliuo [*sic*] Oxonie, Willelmo de Heu, Simone Scotico et multis a . . . l . . . i . . . i . . . s. Ista carta confecta fuit die Innocentium anno regni regis Henrici filii Iohannis regis quinquagesimo secundo. Testibus, testibus supradictis, Rogero clerico de Cumenore, Willelmo le Yreis, Ricardo de Tackele, Willelmo le Mustarder & iterum aliis.[2]

[1] There is no indentation or word at the head of the deed; it once had two seals. Endorsed 'inter dormientes'.

[2] At the foot 'Transcrib''. Seal, green, pointed oval, $1\frac{1}{8} \times \frac{5}{8}$ in., a hawk on a wrist, the hand holds two strings.

429.

[Thomas Feteplace quitclaims to the Hospital a rent of 3 s. and his right in a plot which he once held of the Hospital, called Maydenhall.]

S. Mary the V. 20 Mich. 1305–Mich. 1306.

Omnibus Christi fidelibus ad quorum noticiam presens scriptum peruenerit Thomas Feteplace de Oxonia salutem in domino sempiternam. Nouerit universitas uestra me dedisse, remisisse & omnino quietum clamasse magistro & fratribus Hospitalis sancti Iohannis extra portam orientalem Oxonie totum ius & clameum meum quod habui uel aliquo iure habere potui in tribus solidis annualis redditus quos percipere solebam de predictis magistro & fratribus predicti Hospitalis de una domo situata in Katistrete in parochia sancte Marie Oxonie inter terram abbatisse de Godestowe ex una parte & terram que fuit Radulfi Cutericch ex altera parte; et in una placéa cum pertinenciis situata in parochia sancti Petri in oriente in eadem villa, que ante tenebatur de predictis magistro & fratribus in capite per seruicium sex denariorum per annum & vocabatur Maydenhalle inter terram predicti Hospitalis ex una parte & terram Hugonis de Wedone ex altera parte; habendos & tenendos predictos tres solidos annualis redditus & predictam placeam cum pertinenciis sicut predictum est predictis magistro & fratribus predicti Hospitalis de me & heredibus meis & meis assignatis in liberam, puram & perpetuam elemosinam libere, quiete, bene & in pace; ita quod ego nec heredes mei nec mei assignati nec aliquis per me vel pro me nec aliquis per ipsos vel pro ipsis aliquod ius vel clameum in predicto redditu nec in predicta placea de cetero exigere poterimus vel vendicare sed ab omnimoda accione imperpetuum simus exclusi. Et ut hec mea donacio, remissio & quietaclamacio rata, inuiolabilis & indeficiens, omnibus cautelis postpositis semper perseueret, ego predictus Thomas tactis sanctis ewangeliis huic scripto sigillum meum apposui. Hiis testibus, Ricardo le Spicer tunc maiore Oxonie, Ricardo Clerico, Henrico de Lynne tunc balliuis Oxonie, Roberto de Wermenhale, Thoma de Heynxheye & multis aliis.[1]

[1] Seal, white, pointed oval, $1\frac{3}{8} \times 1$ in., a bird, 'S' THOME FETEPLACE'. For Maidenhall, see No. 372.

430.

[A lease of the tenement and of a garden near Magna Scola to Robert Conyng.]

S. Mary the V. 56 June 24, 1388

Hoc scriptum indentatum testatur quod frater Iohannes Yddebury, magister hospitalis sancti Iohannis extra portam orientalem Oxonie, & eiusdem loci confratres unanimi consensu & assensu dimiserunt & ad firmam tradiderunt Roberto Connyg', Alicie uxori eius & Iohanni filio eorundem tenementum suum bene & competenter edificatum, situatum in vico Catorum in parochia sancte Marie iuxta tenementum prioris sancte Frideswyde ex parte australi & tenementum abbatisse de Godestewe [*sic*] ex parte boriali, ac eciam gardinum suum cum libero ingressu & egressu, congruo tamen tempore, in predicto vico & parochia contiguum Magne Scole sue ibidem iacenti iuxta disportum aule vocate Tynchewykysynne; habendum & tenendum prefatum tenementum cum pertinentiis suis ac eciam predictum gardinum, ut predicitur, cum domo infra predictum gardinum competenter edificatum cum omnibus clausuris eiusdem gardini & pertinentiis suis de prefatis magistro, confratribus & successoribus suis predictis Roberto, Alicie & Iohanni a die confeccionis presencium usque ad finem sexaginta annorum; excepto quod si predicti magister, confratres & successores sui infra terminum supradictum faciant schopas de predicta scola sua, vel parte ipsius, tunc statim predictum gardinum cum predictis domo ac clausuris suis competenter per predictos Robertum, Aliciam & Iohannem interim sustentatis et pertinenciis suis ad prefatos magistrum, confratres & successores suos libere reuertetur; reddendo inde pro predicto tenemento cum pertinenciis suis annuatim predictis magistro, confratribus & successoribus suis durante termino supradicto viginti sex solidos, octo denarios, bone & legalis monete ad quatuor anni terminos in Oxonia usuales, & eciam pro prefato gardino cum pertinenciis suis annuatim per predictum tempus tres solidos & quatuor denarios eisdem terminis pro omnibus secularibus seruitiis eisdem pertinentibus; ita quod infra triennium proximo sequens a die confeccionis presencium prefati Rogerus, Alicia & Iohannes propriis expensis suis unum bonum Iotey[1] ad finem alte camere predicti tenementi versus predictum vicum faciant. [The tenants are to keep the buildings in repair; they are not to sublet without leave]

[1] A juttey is that which juts out, such as a buttress. Here, and in No. 296, 'porch' would make good sense.

& omnia aisiamenta & proficua in predicto tenemento & predicto gardino per eosdem interim facienda penes predictos magistrum, confratres & successores suos ibidem pro perpetuo remanebunt. [The owners may sieze the tenements, if the covenants are not observed. They will warrant them to Robert, Alice & John. Sealing] hiis testibus, Ricardo Mercer tunc maiore ville Oxonie, Waltero Boune & Iohanne Bereford tunc balliuis, Henrico Twe, Waltero Welles, Iohanne Maddestone & aliis. Dat' Oxonie predicte die Nativitatis sancti Iohannis Baptiste anno regni regis Ricardi secundi post conquestum Anglie vndecimo.[1]

431.

[A lease of the tenement to John Wake.]

I N D E N T V R E

S. Mary the V. 14 Sept. 27, 1426

Hec indentura facta inter fratrem Ricardum Tyw magistrum hospitalis sancti Iohannis Baptiste extra portam orientalem Oxon & confratres suos ex una parte & Iohannem Wake de Oxon lymner & Margaretam uxorem suam ex altera parte testatur quod predicti magister & confratres concesserunt, tradiderunt & ad firmam dimiserunt prefatis Iohanni & Margarete unum tenementum suum in uico de Cattestret Oxonie situatum inter tenementum prioris & conuentus sancte Frideswyde ex parte australi & tenementum abbatisse & conuentus de Godestow ex parte boriali cum uno curtilagio iacente infra introitum sancti Iohannis in eodem uico; habendum & tenendum prefatis Iohanni & Margarete a festo sancti Michaelis archangeli proximo futuro usque ad finem uiginti annorum extunc proximo sequencium & plene completorum; reddendo inde annuatim predictis magistro & confratribus aut eorum attornatis seu successoribus suis uiginti solidos sterlingorum ad quatuor anni terminos in Oxonia usuales per equales porciones. [The owners may distrain for the rent; they shall keep the buildings in repair, and make all payments due to the chief lords or others.] Dat' apud Oxoniam vicesimo septimo die Septembris, anno regni regis Henrici VI post conquestum quinto.

[1] The scribe should have written 'duodecimo', as the witnesses prove (see Book of Wills, p. 66); but June 24 was only the third day in the new year.

432.

Leases.

Nov. 25, 39 Eliz. [1596]; a lease to Henry Jackson, yeoman, of a stable and garden bounded by Cat Street E., a garden of Brasenose W., a tenement of Richard Garbrand in the tenure of Roger Stevens N., a tenement of Anne Pooly in the tenure of Steven Fayrebearde S.; 40 years; rent 13*s.* 4*d.* **Ledger H. 209**

Aug. 2, 12 Jac. [1614]; his lease is renewed; 40 years; rent 13*s.* 4*d.* **K. 11**

Dec. 4, 19 Jac. 1621; a lease to Ralph Nicholas, taylor; bounded as before; 40 years; 13*s.* 4*d.* **K. 282**

Dec. 7, 16 Car., 1640; a lease to Ralph Nicholas, taylor, of a dwelling house late built by him and of a garden; same bounds; 40 years; 13*s.* 4*d.* **M. 338**

Dec. 18, 1656; a lease to Prosper Nicholas of Aldermanbury, London, merchant taylor; a tenement of John Garbrand N., a tenement in the tenure of Ralph Beckford, bookbinder, S.; 40 years; 13*s.* 4*d.* **O. 776**

Dec. 13, 23 Car. II, 1671; a lease to Edward Ewen, tailor; same bounds; 40 years; 13*s.* 4*d.* **Q. 290**

Dec. 5, 1 Jac. II, 1685; a lease to Sarah Ewen, widow; same bounds; 40 years; 13*s.* 4*d.* **S. 238**

Dec. 6, 11 Will. III, 1699; a lease to Sarah Ewen, spinster; same bounds; 40 years; 13*s.* 4*d.* **T. 533**

Dec. 7, 12 Ann, 1713; a lease to Ann Law, widow; same bounds; 40 years; 13*s.* 4*d.* **W. 432**

Dec. 6, 1 Geo. II, 1727; a lease to Edward Law, mercer; same bounds; 40 years; 13*s.* 4*d.* **Y. 155**

July 3, 10 Geo. II, 1736; in accordance with the Act of 7 Geo. I which allowed colleges to sell tenements within Oxford to the Trustees of Doctor Radcliffe, the College for £168 sells a tenement bounded by Cat Street east and land of Brasenose W. **Y. 640**

7. A rent given by Pilet.

The fifth house belonged to Godstow, the sixth to Exeter College, the seventh to St. Frideswide's, and the eighth paid a rent of 4*s.* to the Hospital. In early times the seventh and eighth houses were one holding belonging to John Pilet. By the following deed it was granted to the

Hospital, but under onerous terms; when the rentals begin, the Hospital is in possession of no more than a quitrent of 4*s*. from the northern half. In 1246 the southern half was given to St. Frideswide's (*Cart. St. Frid.* I. 331), and John Pilet stipulated that the Hospital should have a rent of 4*s*. from this part also; but the Hospital had no charter to show, and though the money was claimed from St. Frideswide's from *domus Scolog*' which is placed among the Academic halls in the two earliest rentals, there is a note added 'Non est spes'; and the Hospital had to be content with the rent from the other half of the property. This was not received after about 1600.

433.

[John Pilet grants to the Hospital a house in Cat Street.]

S. Mary the V. 21 Cart. fol. 19[a] [c. 1220]

Sciant presentes & futuri quod ego Iohannes Pilet dedi & concessi & liberaui & hac presenti carta mea confirmaui deo & Hospitali sancti Iohannis Baptiste extra portam orientalem Oxonie & fratribus ibidem deo seruientibus pro salute anime mee & patris mei & matris mee, fratrum & sororum & antecessorum meorum in liberam & puram & perpetuam elemosinam terram meam in Cattestrete, scilicet illam que est inter terram Iohannis Sewi & terram Petri Illuminatoris, que extendit usque ad terram meam in uico sancte Marie quam tenui de Henrico filio Symeonis; habendam & tenendam ill[is] in perpetuum libere, quiete & integre pro omni seruitio & exactione; reddendo inde michi annuatim quamdiu uixero septem solidos & nouem denarios ad quatuor terminos, uidelicet ad festum sancti Michaelis uiginti tres denarios & ad Natale uiginti tres denarios & ad Pascha uiginti tres denarios & ad Natiuitatem sancti Iohannis Baptiste duos solidos; et capitali domino duos denarios, scilicet unum denarium ad Pascha & unum denarium ad festum sancti Michaelis; et duos denarios ad luminare ecclesie sancti Michaelis ad portam aquilonarem. Et post decessum meum predicta terra soluta & quieta remaneat predicto hospitali & fratribus predictis ibidem deo seruientibus in perpetuum per eadem seruicia que dum uiuerem pro predicta terra facere solebam. Et ut hec mea donatio, concessio & liberatio rate & inconcusse permaneant presentem cartam sigilli mei munimine corroboraui. Hiis testibus, Henrico filio Symeonis, Thuraldo Allutario, Roberto filio Oeni, Philippo Molendinario, Galfrido Aurifabro, Adam Ruffo, Waltero Ynge et multis aliis.[1]

[1] At the foot 'Transcrib''. Seal, green, pointed oval, $1\frac{1}{8} \times 1$ in., a bow and two arrows on the left and one on the right, 'SIGILLVM. IOHANNIS.

8. A QUITRENT OF SEVEN SHILLINGS AND SIXPENCE.

The ninth tenement, which was known as Grantpont Hall in the fourteenth century, paid a quitrent to the Hospital of St. John. If the arrangement of the following deeds is correct, it belonged in 1240 to Robert de Derbi, who granted it to the Hospital, to be held until he had paid a debt of 44*s.*; possibly the debt was never paid, and it was agreed that the Hospital should have a perpetual rent of 7*s.* 6*d.* The son of Robert de Derbi granted the tenement to Eynsham (*Cart. of Eynsham*, I. 184, O.H.S.), but it did not belong to the Abbey at the time of the *Hundred Rolls* of 1279. It appears that the quitrent was not received after 1500.

434.

[Robert de Derbi dimises to the Hospital a house in Cat Street until a debt is paid.]

S. Mary the V. 34 Cart. fol. 19a 1240

Omnibus Christi fidelibus hoc presens scriptum uisuris uel audituris Robertus de Derbi illuminator salutem in domino. Noueritis me concessisse, dimisisse & liberasse & obligasse fide media pro me & heredibus meis & assignatis meis domum meam in Catthestret in parochia sancte Marie de Oxonia, que fuit Willelmi de Rependone, domui Hospitalis sancti Iohannis extra portam orientalem Oxonie pro xxxii solidis quos dicte domui soluere debui anno regni regis Henrici xxv° et insuper pro xii solidis quos dicte domui soluere debeo anno regni regis Henrici xxvi°. Concessi etiam pro me & heredibus meis & assignatis meis quod predicta domus Hospitalis sancti Iohannis Oxonie habeat & teneat predictam domum meam in Catthestret in parochia sancte Marie de Oxonie bene & in pace, libere & quiete, quousque ei plenarie satisfactum fuerit de predictis xxxii solidis, et insuper de xii solidis predictis; saluo tamen redditu annuo qui debetur domino feodi illius. Et si contingat quod domus illa infra illud tempus, quo quidem dicte domui plenarie de totali debito prenominato satisfecerim, in toto uel in parte reparari indigeat, de custo meo omnino reparabitur & nichil de custo dicti Hospitalis. Et in huius rei testimonium sigillum meum una cum sigillo magistri Radulfi de Heyham tunc cancellarii Oxonie apposui. Hiis testibus, domino Roberto capellano de Sancta Maria, domino Roberto uicario de

PILETH'. The use of the word *liberavi* in this deed implies that possession of the house was granted to the Hospital, and not merely a quitrent.

Sancto Petro, Thoma le Uerrer, Willelmo le Specer de Wintonia, Laurencio Log & aliis.[1]

435.

[Alicia de Cristchirch owes to the Hospital arrears of a rent of 7 s. 6 d.]

S. Mary the V. 8 Sept. 29, 1277

Anno regni regis Edwardi filii regis Henrici quinto ad festum sancti Michaelis hec conuentio facta fuit inter fratrem Walterum tunc magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratres ex una parte & Aliciam de Cristiscrigke [*sic*] ex alia parte, uidelicet quod dicta Alicia in sua legia potestate & pura uiduetate [*sic*] tradidit ac dimisit predictis fratribus unum solarium cum suis pertinenciis de tenemento suo in Cattestrete quod situm est ex parte australi tenementi sui in parochia beate Marie uirginis in uilla Oxonie pro arreragiis viginti solidorum de annuo redditu suo septem solidorum & sex denariorum, de quibus arreragiis placitum fuit in curia domini regis Oxonie inter predictos confratres & Aliciam per breue domini regis de redditibus & arreragiis, in qua predicta curia predicta Alicia recognouit se teneri predictis confratribus in predictis redditibus & arreragiis. Et tunc temporis ponebatur predictum solarium pro octo solidis per annum. Et quanto tempore predictum solarium potest tradi pro octo solidis per annum tanto tempore predicti confratres allocabunt quatuor solidos pro arreragiis per annum & quatuor in annuali redditu predicto quousque omnia arreragia soluantur, simul cum capitali redditu; et tres solidi & sex denarii qui remanent de capitali redditu predicto qui non ponuntur in redditu exeunte de predicto solario debent solui de capitali mesuagio dicte Alicie, sicut prius, scilicet ad festum Conuersionis sancti Pauli apostoli duos solidos, ad festum Annuntiationis beate Marie in Marcio nouem denarios & ad festum sancti Michaelis nouem denarios. Et si predictum solarium non sufficiat ad octo solidos per annum tunc bene licebit predictis confratribus ad totum tenementum predicte Alicie redire & distringere, sicut prius fecerunt, quousque eis satisfactum sit de redditu & de arreragiis. Et post solucionem dictorum arreragiorum remaneat predictum tenementum integre in seruicio

[1] At the foot 'Transcrib''. The seals are wanting. There is nothing to prove that this deed refers to the same tenement as the next, but the fact that it was entered in the Cartulary proves that it has to do with some property which the Hospital held after 1270, and there is no other deed to account for the rent which the Hospital received from Alice de Christchurch.

septem solidorum & sex denariorum predictis confratribus in eodem statu quo fuit ante confectionem huius scripti; habendum & tenendum predictum solarium cum suis pertinenciis secundum formam prediuisam de predicta Alicia & heredibus suis uel suis assignatis predictis magistro & fratribus & eorum successoribus libere, quiete, bene & in pace. Et si contingat quod predicti confratres aliquos sumptus uel expensas in sustentacione predicti solarii apponant ante solutionem predictorum arreragiorum, concedit predicta Alicia pro se & heredibus suis uel suis assignatis quod predicti confratres teneant predictum solarium quousque habeant plenarie suas expensas una cum arreragiis predictis; & etiam concedit predicta Alicia pro se & heredibus suis quod predicti confratres, quicumque procuratores fuerint, infra tempus predictum credantur in computacione tam de receptione arreragiorum quam de expensis circa solarium predictum factis suo simplici dicto absque aliqua alia probatione. Et predicta uero Alicia & heredes sui uel sui assignati predictis magistro & fratribus & eorum successoribus predictum solarium sicut predictum est contra omnes homines, mares & feminas warantizabunt & defendent. Et ut hec omnia prescripta firma & stabilia permaneant, parti remanenti penes predictos confratres predicta Alicia sigillum suum apposuit & parti remanenti penes predictam Aliciam predicti confratres sigillum suum apposuerunt. Hiis testibus, Nicholao de Kyngistone tunc maiore Oxonie, Iohanne de Eu, Andrea de Durham tunc balliuis, Henrico Owayn, Willelmo le Spicer, Waltero Aurifabro, Galfrido Aurifabro, Willelmo le Lyur de Liuers, Simone Scoth, Ricardo de Eppewelle et aliis.[1]

436.

[Godefridus de Hedindone owes arrears of the same rent.]

Hec concordia facta in curia regis in Oxonia coram maiore & balliuis Oxonie die Lune proxima ante festum Translationis sancti Thome martiris Cantuariensis Archiepiscopi anno regni regis Edwardi sextodecimo inter magistrum hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci actores in parte una, et Godefridum de Hedindone reum in parte altera, ita uidelicet quod dictus Godefridus recognouit se teneri dictis magistro & confratribus suis hospitalis predicti in arreragiis quinquaginta solidorum de tenemento quod de dictis fratribus tenet in Oxonia in uico de Cattestrete

S. Mary the V. 7 July 12, 1288

[1] Seal, green, pointed oval, $1\frac{1}{4} \times \frac{7}{8}$ in., apparently a pelican in piety with a nest and three young birds below. S' ALIZCIE D' CRIST CHIRCH.

in parochia beate Marie uirginis quod Iohannes de Cristechyrche quondam tenuit. Et dictus Godefridus obligauit, tradidit & dimisit ad solucionem dicte pecunie faciendam dictis magistro & confratribus eiusdem loci pro se & pro heredibus suis uel suis assignatis duodecim solidos annuatim de solario & celario infra curiam predicti tenementi recipiendos donec dicta pecunia plenarie fuerit satisfactum, et septem solidos sex denarios annui redditus de selda & solario suo, que site sunt in cimiterio Omnium Sanctorum in eadem uilla, recipiendos annuatim pro redditu debito & consueto dictis magistro & confratribus eiusdem pro tenemento predicto, donec de sepedicta pecunia plenarie fuerit solutum. Et si contingat dictum Godefridum in fata discedere, quod absit, quod dicti magister & confratres sui intrabunt predictum tenementum & in manibus eorum integre retinebunt quousque de predicta pecunia tam in annuo redditu quam in arreragiis sepedictis plenarie fuerit satisfactum sine fraude & dolo & contradiccione heredum uel assignatorum dicti Godefridi. Preterea dictus Godefridus sumptibus suis propriis sustentabit tam in libero introitu & exitu quam in sustentacione domorum & omnibus necessariis dictis domibus pertinentibus [*sic*]; & si contingat dictum Godefridum in sustentacione domorum deficere ita quod ad ruinam deuenerunt [*sic*], aut in toto aut in parte, quod absit, dicti magister & confratres sui sustinebunt & reedificabunt & in manibus eorum remanebunt donec fuerint satisfacti tam in expensis & in dampnis & in annuis redditibus quam in arreragiis sepedictis. Et si predicti fratres aliqua dampna receperint, uel expense imposite fuerint per manus predictorum fratrum, quod simplici uerbo credantur. Et quando euenerit quod dicti fratres de pecunia prenominata cum annuo redditu & expensis, si qua fecerint,[1] omnia obligata in pace & integre dicto Godefrido & heredibus suis uel suis assignatis reuertantur sine contradiccione, fraude & cauillacione dictorum fratrum. Et dictus Godefridus renunciavit in hoc scripto omni exceptioni, maiori & minori, jur' ciuil' & canonici fori privilegio & rei non tradite, non liberate, et maxime regie prohibicioni & omnibus legibus que sibi auxiliari poterunt. Et ad ista omnia fideliter observanda & tenenda, tactis sacrosanctis ewangeliis prestitit sacramentum. Huic presenti scripto in modum cyrographi confecto sigilla sua alternatim apposuerunt. Hiis testibus, Willelmo le Espicer tunc maiore Oxonie, Thoma de Sowy, Andrea de Pyrie tunc ballivis Oxonie, Henrico Owayn, Johanne de Ew, Philippo de Ew, Nicholao

[1] The verb is wanting; the sentence should run, 'evenerit quod dictis fratribus . . . satisfactum fuerit'.

Aurifabro, Iohanne Culuerd, Henrico de Gamages, Radulpho Cyrurgico, Symone Ligatore de Cattestrete & aliis. Dat' in curia Oxonie, die Lune proxima post festum Translationis beati Thome martiris Cantuariensis archiepiscopi anno supradicto.

437.

[Magister Adam de Houston grants to the Hospital a rent of 7 s. 6 d.]

S. Mary the V. 6 June 26, 1304

Omnibus Christi fidelibus ad quos presens scriptum peruenerit magister Adam de Howtthone salutem in domino sempiternam. Noueritis me dedisse, concessisse & per presens scriptum confirmasse pro me & heredibus meis & meis assignatis fratri Nicholao tunc magistro hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus & successoribus suis septem solidos & sex denarios annui redditus quos percipere solebant de Godefrido de Hedyndone de quodam tenemento sito in Katistrate, quod quondam fuit Galfridi Illuminatoris inter tenementum Iohannis de Warram ex una parte & tenementum priorisse de Lyttelmore ex altera parte quod quidem tenementum emi de predicto Godefrido; soluendos predictos septem solidos & sex denarios annuatim scilicet ad quatuor anni terminos, uidelicet ad festum Natiuitatis sancti Iohannis Baptiste XXII denarios & obolum, et ad festum sancti Michaelis archangeli XXII denarios & obolum, et ad festum sancti Thome apostoli XXII denarios & obolum, et ad festum Annunciacionis beate Marie XXII denarios & obolum predictis magistro & confratribus & successoribus suis, ut predictum est, imperpetuum. Volo etiam & concedo pro me & heredibus meis & meis assignatis quod quocienscumque & quandocumque contingit me vel heredes meos vel meos assignatos in solucione predicti annui redditus in toto vel in parte aliquo modo deficere, liceat predicto magistro ac procuratoribus hospitalis supradicti dictum tenementum intrare & de die in diem distringere & destrictiones retinere, quousque de predicto annuo redditu & eius arreragiis plenarie fuerit satisfactum. Pro hac autem donacione, concessione, & presentis scripti confirmacione magister & fratres predicti unanimiter concesserunt quod obitum patris mei & matris mee & meum cum contigerit cum plenario officio mortuorum celebrabunt & nos in orationibus & deuocionibus quas pro benefactoribus suis ubicumque faciunt specialiter nominabunt & omnium operum misericordie que facere poterunt imperpetuum participes esse concesserunt. In cuius rei testimonium sigillum meum

huic scripto apposui. Data Oxonie die Veneris proxima post festum Nativitatis sancti Iohannis Baptiste, anno regni regis Edwardi filii regis Henrici tricesimo secundo. Hiis testibus, Roberto de Wermenhale tunc maiore Oxonie, Hugone Cari, Willelmo de Bernecestre tunc balliuis Oxonie, Thoma Sowy, Thoma de Heynxseye, Philippo de .OO., Philippo de Wermenhale & aliis multis.[1]

9. Faunt's.

The tenth tenement belonged to Littlemore; the eleventh belonged to the Hospital, and was known as Faunt's. Probably it was the southern half of Bradfot's tenement, which comes next. In 1267 the Hospital granted it on a perpetual lease, at a rent of 10*s*., to John le Einfant of Wolvercot and his heirs and assigns. The name of the owner was soon shortened to Faunt; and the tenement, known as Faunt's, was granted to the Hospital by Roger de Marton in 1360, although the gift was completed only in 1370. Its subsequent history is given under the next two tenements.

438.

[The Hospital grants a tenement to John le Einfant reserving a perpetual rent.]

S. Mary the V. 5 Mich. 1266–Mich. 1267

Omnibus Christi fidelibus hanc cartam uisuris uel audituris, frater Walterus, magister hospitalis sancti Iohannis extra portam orientalem Oxonie & fratres eiusdem loci salutem in domino. Nouerit uniuersitas uestra nos communi assensu totius capituli nostri dedisse, concessisse & hac presenti carta nostra confirmasse Iohanni le Einfant de Wolgaricotte totam terram nostram cum domibus desuper existentibus in Catestrette in parochia beate Marie Oxonie, uidelicet totam illam terram que iacet inter terram priorisse & conuentus de Litelmore ex una parte & terram Willelmi ligatoris librorum; tenendam & habendam dictam terram cum pertinenciis dicto Iohanni & heredibus suis uel suis assignatis exceptis Universitate cleri Oxonie & Iudaismo & omni loco religioso alio quam nostro libere, quiete, iure & hereditario [*sic*] in perpetuum, reddendo inde annuatim nobis & successoribus nostris decem solidos ad quatuor anni terminos, uidelicet ad festum beati Thome apostoli duos solidos & sex denarios, ad festum beate Marie in Marcio duos solidos & sex denarios, ad Natiuitatem sancti Iohannis Baptiste duos solidos & sex denarios & ad festum sancti Michaelis

[1] No seal. It is somewhat surprising that this deed claims to be a grant, not a confirmation. Perhaps up to this time the Hospital had no right of distraining, so that in this respect the deed is a new grant.

duos solidos & sex denarios pro omni seruicio seculari, exactione & demanda. Dictus uero Iohannes & heredes sui uel sui assignati debent dictum tenementum sustinere, semper statum domorum meliorando. Licitum est etiam nobis & successoribus nostris dictum tenementum intus & extra pro predicto redditu nostro annuali distringere quotienscumque dictus redditus aretro fuerit in parte uel in toto. Et si contigerit quod dictus redditus in arreragio fuerit totus per unum annum integrum & unum diem, quod absit, tunc licitum est nobis & successoribus nostris dictum tenementum nostrum solutum & quietum in manu nostra saysiare. Et nos predicti magister & fratres & successores nostri warantizabimus, acquietabimus & defendemus predictum tenementum predicto Iohanni & heredibus suis uel suis assignatis secundum formam prediuisam contra omnes gentes, mares & feminas per predictum seruitium in perpetuum. Pro hac autem donatione, concessione, & presentis carte nostre confirmacione dedit nobis predictus Iohannes dimidiam marcam sterlingorum pre manibus. Et ut hec omnia predicta & prediuisa firma & stabilia permaneant in perpetuum, huic carte sigillum nostrum commune apposuimus. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Iohanne de Colleshulle & Philippo de O. tunc balliuis, Nicholao Bedello, Simone Scot, Willelmo ligatore librorum, Willelmo de Brytune, Iacobo clerico & aliis.

439.

[John Lenfant grants his tenement to William his son.]

S. Mary the V. 27 Prob. Mich. 1280–Mich. 1281

Sciant presentes & futuri quod ego Iohannes Lenfant de Wolgaricote dedi, concessi, & hoc presenti carta mea confirmaui Willelmo filio meo & heredibus suis & suis assignatis totam terram meam cum domibus desuper existentibus in Cattestrete in parochia beate Marie Oxonie, uidelicet illam terram que iacet inter terram magistri Radulphi Cirurgicii [*sic*] ex una parte & terram Willelmi ligatoris librorum ex altera; tenendam & habendam dictam terram cum omnibus pertinenciis dicto Willelmo & heredibus suis uel suis assignatis, exceptis Uniuersitate cleri Oxonie & Iudaismo & omni loco religioso alio quam Hospitali sancti Iohannis extra portam orientalem libere, quiete, iure & hereditario in perpetuum; reddendo inde annuatim Hospitali sancti Iohannis extra portam orientalem decem solidos ad quatuor anni terminos, uidelicet ad festum beati Thome apostoli duos solidos & sex denarios, ad festum beate Marie in Marcio duos solidos & vi denarios, ad Natiuitatem sancti Iohannis Baptiste

duos solidos & vi denarios & ad festum sancti Michaelis duos solidos & vi denarios pro omni seruicio seculari, exaccione & demanda. Ego uero Iohannes Lenfant predictam terram cum omnibus pertinenciis predicto Willelmo filio meo & heredibus suis & suis assignatis contra omnes gentes mares & feminas acquietabimus, warantizabimus & in perpetuum defendemus. Et ut hec mea donacio, concessio & presentis carte mee confirmacio rata & stabilis inposterum permaneant, sigillum meum huic scripto apposui; hiis testibus, Nicholao de Kingestone tunc maiore Oxonie, Nicholao de Collishille, Iohanne Sewy tunc balliuis, Willelmo ligatore librorum, Simone Scot, Thoma Bedello, magistro Radulpho Cirurgico, Simone Balle, Thoma Balle, Henrico de Lincolnia, Roberto Notario scriptoscriptore & aliis.[1]

440.

[Simon Faunt grants a messuage to John Faunt.]

S. Mary the V. 23 Jan. 10, 1341

Sciant presentes & futuri quod nos Symon Faunt de Oxonia bucbyndere & Cristina uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus Iohanni Faunt de Oxonia bucbyndere & Matildi uxori sue quoddam mesuagium nostrum cum shopa & solario eidem mesuagio annexis & pertinenciis in Oxonia in Cattestrate [&c. word for word as in no. 443, mutatis mutandis], hiis testibus Stephano de Abyndone, Iohanne de Pawel, Alano de Kyleworth, Ricardo de Walyngaford skynnere, Iohanne de Cornubia, Ricardo de Sybford, Iohanne de London clerico & aliis. Dat' Oxonie, decimo die Ianuarii, anno regni regis Edwardi tercii post conquestum quartodecimo.

441.

[Simon Faunt grants to John Faunt the goods within the said messuage.]

S. Mary the V. 48 Jan. 10, 1341

Pateat uniuersis per presentes quod nos Symon Faunt de Oxonia bucbyndere & Cristina uxor mea dedimus & concessimus Iohanni Faunt de Oxonia bucbyndere & Matildi uxori sue omnia bona & catalla nostra existencia & inuenta in quodam mesuagio cum shopa, solario & pertinenciis in Oxonia in Cattestrete in parochia beate Marie virginis, quod iidem Iohannes & Matildis habent ex dono & concessione nostra, sine exnunc uendicacione quacumque de eisdem.

[1] Endorsed 'De x*s*. quieti redditus in Cattestrete'.

In cuius rei testimonium presentibus sigilla nostra apposuimus. Dat' Oxonie decimo die Ianuarii anno regni regis Edwardi III post conquestum quartodecimo.

442.

[Simon Faunt and his wife grant a messuage and shop to John Faunt and his wife.]

Hec est finalis concordia facta in hustengo Oxonie die Lune proxima post festum sancti Gregorii pape anno regni Anglie regis Edwardi tercii post conquestum decimo nono, regni uero sui Francie sexto, coram Henrico de Stodleghe tunc maiore Oxonie, Iohanne de Brehulle & Iohanne de Eynesham tunc balliuis, Ricardo Cary, Simone de Gloucestre & Ricardo Selewode tunc aldermannis eiusdem uille & aliis domini regis fidelibus tunc ibidem presentibus inter Simonem le Faunt & Cristianam uxorem eius petentes & Iohannem le Faunt & Matillidem uxorem eius deforciantes de uno mesuagio & una shopa cum pertinenciis in Oxonia; unde placitum terre summonitum fuit inter eos per breue domini regis de recto patens in eodem hustengo; scilicet quod predicti Simon & Cristiana recognouerunt predicta mesuagium & shopam cum pertinenciis esse ius ipsius Iohannis & illa remiserunt & quietum clamauerunt eisdem Iohanni & Matillidi & heredibus ipsius Iohannis de ipsis Simone & Cristiana & heredibus ipsius Cristiane imperpetuum. Et preterea iidem Simon & Cristiana concesserunt pro se & heredibus ipsius Cristiane quod ipsi warantizabunt predictis Iohanni & Matillidi & heredibus ipsius Iohannis predicta mesuagium & shopam cum pertinenciis contra omnes homines imperpetuum. Et pro hac recognicione, remissione, quietaclamancia, warantia, fine & concordia iidem Iohannes & Matill' concesserunt predictis Simoni & Cristiane quemdam annuum redditum octo solidorum percipiendum annuatim de predictis mesuagio & shopa ad totam uitam ipsorum Simonis & Cristiane ad terminos Annunciacionis beate Marie, Natiuitatis sancti Iohannis Baptiste, sancti Michaelis & sancti Thome apostoli per equales porciones. Et concedunt predicti Iohannes & Matill' pro se & heredibus ipsius Iohannis, quod si predictus redditus ad aliquem terminorum predictorum in parte uel in toto a retro fuerit quod bene liceat predictis Simoni & Cristiane in predictis mesuagio & shopa distringere, ita quod post mortem predictorum Simonis & Cristiane omnino cesset solucio redditus predicti.

S. Peter in E. 48 B Mar. 14, 1345

443.

[John Taillor grants the same messuage to Roger de Martone.]

S. Mary the V. 22 Feb. 22, 1350

Sciant presentes & futuri quod ego Iohannes Taillor de Wodetone & Matildis uxor mea dedimus, concessimus & hac presenti carta nostra confirmauimus domino Rogero de Martone, uicario ecclesie de Coueley, quoddam mesuagium nostrum cum shopa & solario eidem mesuagio annexis & pertinentiis in Oxonia in Catstrete in parochia beate Marie uirginis situatum inter tenementum magistri & fratrum hospitalis sancti Iohannis extra portam orientalem Oxonie ex parte boriali & tenementum priorisse & conuentus de Littelmor ex parte australi; habendum & tenendum dictum mesuagium cum shopa & solario supradictis & pertinenciis suis uniuersis prefato domino Rogero, heredibus ac assignatis suis libere, integre, bene & in pace imperpetuum de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta. Et nos uero predicti Iohannes & Matildis & heredes nostri dictum mesuagium cum shopa & solario & pertinenciis suis uniuersis prefato domino Rogero, heredibus ac assignatis suis contra omnes gentes warantizabimus, acquietabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigilla nostra apposuimus, hiis testibus, Iohanne de Bereford tunc maiore uille Oxonie, Iohanne Stodley & Nicholao Garland tunc balliuis eiusdem uille, Iohanne de Falley, Iohanne de Bedeford, Iohanne Hertewelle, Willelmo le Northerne, Iohanne Olneye, Ricardo le Forster & aliis. Dat' apud Oxoniam die Lune in festo sancti Petri in cathedra anno regni Anglie regis Edwardi tercii post conquestum uicesimo quarto, et regni uero sui Francie undecimo.

444.

[A final concord in the Husteng Court about the same matter.]

S. Peter in E. 15 E Feb. 22, 1350

Hec est finalis concordia facta in hustengo Oxonie tento ibidem die Lune in festo sancti Petri in Cathedra anno regni regis Edwardi tercii post conquestum Anglie uicesimo quarto, regni uero sui Francie undecimo, coram Iohanne de Bereforde tunc maiore uille Oxonie, Iohanne de Stodle & Nicholao Gerlande tunc balliuis, Iohanne de Falle, & Iohanne de Bedeforde tunc aldermannis eiusdem uille & aliis

domini regis fidelibus tunc ibidem presentibus inter Rogerum de Martone, uicarium ecclesie de Couele, petentem & Iohannem Taillour de Wodetone & Matill[idem] uxorem eius deforciantes de uno mesuagio cum pertinenciis in Oxonia; unde placitum terre summonitum fuit inter eos per breue domini regis de recto patens in eodem hustengo; scilicet quod predictus Rogerus recognouit predictum mesuagium cum pertinenciis esse ius ipsius Matill[idis], ut illud quod predicti Iohannes & Matill' habent de dono predicti Rogeri. Et pro hac recognicione, fine & concordia iidem Iohannes & Matill' concesserunt predicto Rogero predictum mesuagium cum pertinenciis & illud ei reddiderunt in eodem hustengo; habendum & tenendum eidem Rogero & heredibus suis de capitalibus dominis feodi illius per seruicia que ad predictum mesuagium cum pertinenciis pertinent imperpetuum. Et preterea iidem Iohannes & Matill' concesserunt pro se & heredibus ipsius Matill' quod ipsi warantizabunt predicto Rogero & heredibus suis predictum mesuagium cum pertinenciis contra omnes homines imperpetuum.[1]

445.

[Roger de Martone releases and quitclaims the tenement to the Hospital.]

S. Mary the V. 9 April 21, 1360

Omnibus Christi fidelibus ad quos presens scriptum peruenerit Rogerus de Martone uicarius ecclesie de Couele salutem in domino. Noueritis me relaxasse & omnino de me & heredibus meis imperpetuum quietum clamasse Iohanni de Iddeburi magistro Hospitalis sancti Iohannis extra portam orientalem Oxonie, confratribus & sororibus eiusdem Hospitalis totum ius meum & clamium quod habeo, habui uel aliquo modo de cetero habere potero in uno mesuagio cum pertinenciis in Oxonia, situato in Cattestret inter tenementum predicti magistri ex parte boriali & tenementum priorisse & conuentus de Littelemor ex parte australi; ita quod nec ego predictus Rogerus nec heredes mei nec aliquis alius nomine nostro aliquid iuris uel clamii de cetero in predicto mesuagio cum pertinenciis exigere uel uendicare poterimus, set ab omni accione per presentes simus exclusi inperpetuum. Et ego predictus Rogerus & heredes mei totum predictum mesuagium cum pertinenciis predictis magistro, confratribus & sororibus ac eciam eorum successoribus contra omnes mortales warantizabimus

[1] This is the right hand half of the head of the fine.

in perpetuum. In cuius rei testimonium huic presenti scripto sigillum meum apposui. Hiis testibus, Iohanne de Stoudleygh tunc maiore, Roberto Maunsel, Iohanne Olneye, Iohanne Crouck', Roberto Haffont & aliis. Dat' apud Oxoniam die Martis proxima post festum sancti Alphegi, anno regni regis Edwardi tercii a conquestu tricesimo quarto.

446.

[Roger de Martone releases and quitclaims the tenement to three trustees.]

S. Mary the V. 31 April 21, 1360

Omnibus Christi fidelibus ad quos presens scriptum peruenerit Rogerus de Martone, uicarius ecclesie de Couele, salutem in domino. Noueritis me relaxasse & omnino de me & heredibus meis imperpetuum quietum clamasse Willelmo de Scheptone coco, Willelmo Haumond, & Henrico de Tywe totum ius meum & clamium quod habeo, habui uel aliquo modo de cetero habere potero in uno messuagio cum pertinenciis in Oxonia, situato in Cattestret inter tenementum magistri sancti Iohannis Oxonie ex parte boriali & tenementum priorisse & conuentus de Lutelemor ex parte australi; ita quod nec ego predictus Rogerus nec heredes mei nec aliquis alius nomine nostro aliquid iuris uel clamii de cetero in predicto messuagio cum pertinenciis exigere vel vendicare poterimus, sed ab omni accione per presentes scimus [*sic*] exclusi imperpetuum. Et ego predictus Rogerus & heredes mei totum predictum mesuagium cum pertinenciis predictis Willelmo Coco, Willelmo Haumond & Henrico de Tywe ac etiam eorum assignatis contra omnes mortales warantizabimus imperpetuum. In cuius rei testimonium huic presenti scripto sigillum meum apposui. Hiis testibus, Iohanne de Stoudleygh tunc maiore Oxonie, Roberto Maunsel, Iohanne Olneye, Iohanne Crouck, Roberto Haffont & aliis. Dat' apud Oxoniam die Martis proxima post festum sancti Alphegi anno regni regis Edwardi tercii a conquestu tricesimo quarto.[1]

447.

[The same trustees grant the tenement to the Hospital.]

S. Mary the V. 13 Aug. 10, 1370

Sciant presentes & futuri quod nos Willelmus de Schipton cocus, Willelmus Hamond & Henricus Teuwe dedimus, concessimus & hac

[1] It may be that this deed was necessary because it was intended to accumulate several properties before applying for a Licence in Mortmain; meanwhile the trustees were the owners.

presenti carta confirmauimus magistro hospitalis sancti Iohannis extra portam orientalem Oxonie, fratribus, sororibus et infirmis hospitalis predicti unum mesuagium cum suis pertinenciis in Oxonia situatum in Cattestrate inter tenementum magistri et fratrum hospitalis predicti ex parte boriali & tenementum priorisse & conuentus de Littelmor ex parte australi; habendum & tenendum dictum mesuagium cum suis pertinenciis predictis magistro, fratribus, sororibus et infirmis hospitalis predicti et eorum successoribus in puram et perpetuam elemosinam in perpetuum. Et nos predicti W., W., & H. & heredes nostri dictum mesuagium cum suis pertinenciis dictis magistro, fratribus & sororibus & infirmis hospitalis predicti et eorum successoribus contra omnes gentes warantizabimus et defendemus in perpetuum. In cuius rei testimonium huic presenti carte nostre sigilla nostra apposuimus. Hiis testibus, Iohanne Stretton, Thoma Dolle, Roberto Bocbynder, Roberto Barbor, & Thoma Latoner & aliis. Dat' Oxonie in festo sancti Laurencii anno regni regis Edwardi III post conquestum quadragesimo quarto.[1]

448.

[The Hospital grants a lease of the tenement to John Brother.]

INDENTURE

S. Mary the V. 15 Sept. 18, 1393

Hec indentura testatur quod frater Ricardus Tuwe, magister hospitalis sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci unanimi consensu concesserunt, tradiderunt & ad firmam dimiserunt Iohanni Brother iuniori luminatori de Oxonia, Agneti uxori sue, Iohanni filio eorum & Agneti filie eorundem unum mesuagium in uico de Cattestrete in parochia sancte Marie situm inter tenementum predictorum magistri & confratrum ex parte boriali & tenementum priorisse & conuentus de Lyttylmore ex parte australi, quod quidem mesuagium quondam tenuit Willelmus Lymnour, habendum & tenendum predictis Iohanni, Agneti, Iohanni & Agneti de predictis magistro, confratribus & successoribus suis a die confeccionis presencium usque ad finem sexaginta annorum proximo sequencium & eorum cuilibet diucius superuiuenti, si ita diu uixerint, reddendo inde annuatim predictis magistro, confratribus & successoribus suis durante termino supradicto

[1] Endorsed 'In qua Iohannes Brothur manet'. By *Inq. ad quod damnum* 363. 17 (Record Office) these three men obtain permission to give to the Hospital among other things a tenement called Faunts, held of the Hospital at a rent of 10*s.*, worth 2*s.* more.

viginti solidos ad quatuor anni terminos in Oxonia usuales equis porcionibus pro omnimodis seruiciis secularibus & demandis. [The tenants may not sublet without leave. They shall keep the buildings in repair.] Et si contingat aliquod edificium vel aisiamentum in predicto mesuagio cum suis pertinenciis edificari vel construi infra terminum supradictum, ibidem integre & pro perpetuo remanebit. Et predicti Iohannes, Agnes, Iohannes & Agnes obligant se, heredes & executores suos per presentes teneri soluere predictis magistro & successoribus suis viginti solidos, si contingat eos predictum mesuagium cum suis pertinenciis infra terminum supradictum sursum reddere, sine dilacione aliquali. [The owners may distrain for the rent. Sealing] hiis testibus, Thoma Somersete tunc maiore predicte uille, Iohanne Northwode & Willelmo Palmer tunc balliuis eiusdem uille, Iohanne Dosiere, Iohanne Mattysdone, Iohanne Brother seniore, Iohanne Clerke & aliis. Dat' apud Oxoniam decimo octauo die mensis Septembris anno regni regis Ricardi secundi post conquestum septimo decimo.

10. William the Bookbinder's.

About 1220 Elias Bradfot gave to the Hospital a messuage which was bounded on the one side by the land of the sons of Eilnod, and on the other by the land of Hugo Rufus. It is uncertain whether this is to be identified with the holding which was afterwards of William the bookbinder, or whether it included Faunts as well. If the latter is the case, the southern half of the tenement was alienated for a rent of 10*s*., but the northern half for a rent of 24*s*. Both the portions were recovered in time, and were let for about 20*s*. each.

449.

[Peter the illuminator and Sara his wife sell to Adam Bradfot a tenement in Cat Street.]

S. Mary the V. 35 c. 1210

Notum sit uniuersis fidelibus presentibus & futuris quod ego Petrus Illuminator & ego Sara uxor eius filia Ade Bradfot in magnis necessitatibus nostris ad nos sustentandum uendidimus Ade Bradfot pro tribus marcis argenti totam illam terram nostram cum suo superfecto in uico de Kattestrete, quam ipse Adam dederat nobis, & ipsam terram penitus absque ullo retinemento in manus illius susum [*sic*] reddidimus & etiam ipsam terram illi & heredibus suis in perpetuum solutam & quietam clamauimus. Et preterea ego Petrus & ego Sara uxor eius affidauimus & tactis sacrosanctis ewangeliis iurauimus quod nos contra

omnes homines qui possunt uiuere uel mori masculos uel feminas warentizabimus uendicionem predicte terre prefato Ade & heredibus suis, & quod ipse Adam aut heredes eius aut ullus alius qui ipsam terram tenebit nunquam aliquo tempore in posterum uexabitur nec ullo modo nec ulla arte grauabitur de predicta terra per nos neque per heredes nostros neque per ullum alium per nos aut per heredes nostros; & sciendum quod predictus Adam pater meus dedit michi Sare unos sotulares de cordueno separatim in gersumam. Ut autem hec nostra uendicio predicte terre in perpetuum rata & firma permaneat, hac nostra presenti carta ego Petrus & ego Sara uxor eius uoluimus declarare & sigillis nostris insimul confirmare. Hiis subscriptis testibus, Thoma filio Eilrici, Turoldo Corduenero, Adam Rufo, Gileberto filio Burewold, Elfredo de Elmele, Waltero Iuxta murum, Elfredo genero eius, Waltero Wigge, Lamberto Corduenero, Baldwino Lorimero, Simone de Brackele, Iohanne filio Eilnodi, Benedicto fratre eius, Petro nepote Rogeri Illuminatoris, Iohanne Illuminatore, Radulfo Illuminatore, Willelmo Illuminatore, Roberto filio Rogeri Illuminatoris, Hugone Rufo, Roberto de Nordhamt[one], Ricardo & Willelmo filiis eius, Iohanne Olim, Simone fratre eius, Thoma Scriptore, Rogero Pergamenero & multis aliis.[1]

450.

[Helias Bradfot grants to the Hospital a tenement in Cat Street.]

S. Mary the V. 19 Cart. fol. 20a c. 1220

Sciant presentes & futuri quod ego Helias Bradfot concessione & uoluntate heredis mei dedi & concessi & hac presenti carta mea confirmaui Hospitali sancti Iohannis Baptiste extra portam orientalem Oxonie & fratribus ibidem deo seruientibus pro tribus marcis & dimidia argenti quas predicti fratres michi dederunt in gersuma, scilicet illam terram que iacet inter terram Iohannis Ailnod & Benedicti Ailnod & terram que fuit Hugonis Ruffi in Cattestrete, tenendam sibi in perpetuum de me & heredibus meis libere & quiete & integre; reddendo michi & heredibus meis annuatim pro predicta terra octo denarios ad festum sancti Micahelis pro omni seruicio & exaccione. Et ego Helias Bradfot & heredes mei predictam terram predicto Hospitali & fratribus predictis warantizabimus contra omnes homines,

[1] With two green seals; on the right a pointed oval, $1\frac{5}{8} \times 1\frac{1}{8}$ in., a fleur-de-lis SIGILL' SAR . . . ; on the left, circular, $1\frac{3}{8}$ in., a fleur-de-lis, SIGILL' PETRI ILLVMINATORIS.

mares & feminas. Et ut hec mea donatio & concessio firme & stabiles sint in perpetuum presentem cartam sigilli mei munimine corroboraui. Hiis testibus, Henrico filio Symeonis, Thuraldo Corduanario, Philippo Molendinario, Roberto Oein, Laurentio Halegod, Adam Ruffo, Waltero Ynge & multis aliis.[1]

451.

[Simon Bradfot confirms the gift of Helias, his uncle.]

S. Mary the V. 30 Cart. fol. 20b Oct. 28, 1267–Mich. 1268

Sciant presentes & futuri quod ego Simon Bradfot filius & heres Petri le Luminur & Sarre matris mee concessi, dimisi & omnino quietum clamaui & hac presenti carta mea confirmaui magistro Hospitalis sancti Iohannis extra portam orientalem Oxonie & eiusdem loci confratribus totum ius meum & clamium quod habui uel habere potui in illo mesuagio quod dicti magistri & fratres habuerunt de dono Helie Bradfot, quod situm est inter terram que fuit Iohannis Aylnod & Benedicti Aylnod & terram que fuit Hugonis Ruffi in Cattestrete; habendum & tenendum pro me & heredibus meis dictis magistro & fratribus & eorum successoribus libere, quiete, bene & in pace in perpetuum; reddendo inde annuatim seruicium debitum & consuetum domino capitali illius feodi; et si ita contingat quod predicti magister & fratres de predicto mesuagio sint implacitati, ego predictus Simon & heredes mei totum predictum mesuagium cum suis pertinenciis contra omnes gentes mares & feminas in perpetuum warantizabimus, aquietabimus & defendemus. Pro hac autem concessione, dimissione & quieta clamatione & presentis carte mee confirmacione dederunt michi predicti magistri & fratres dimidiam marcam argenti in gersumma. In cuius rei testimonium huic presenti scripto sigillum meum apposui. Hiis testibus, domino Ricardo de Middeltone & Rogero de Missendene tunc iusticiariis itinerantibus apud Oxoniam anno regni regis Henrici filii regis Iohannis quinquagesimo secundo, Ada Feteplace tunc maiore Oxonie, Galfrido de Hengsey & Galfrido Aurifabro tunc balliuis Oxonie, Willelmo de Yuernia, Waltero de Beytone, Willelmo Luminatore, Simone Scotico & aliis.[2]

[1] At the foot 'Transcrib''. Seal, green, circular, $1\frac{1}{8}$ in., a fleur-de-lis, 'S' HELIE BRADFOT'. A deed of Helias Bradfot is reproduced in Rashdall's 'Universities of Europe', vol. II, part II, but with a seal 'SIGILL' ELIE BRADVOT FILII ADE'; it is suggested there that its date is 1170–80, but the names of the witnesses prove that the date must be about 1210.

[2] At the foot 'Transcrib''. Seal, green, pointed oval, $1\frac{3}{8} \times \frac{7}{8}$ in., a star, S' SIMONIS BRADF'.

452.

[Ivo, son of William Ligator, remits and quitclaims to the Hospital the house which he held in Cat Street.]

S. Mary the V. 25 Aug. 9, 1308

Omnibus Christi fidelibus ad quos presens scriptum peruenerit Iuo filius Willelmi quondam ligatoris librorum de Cattestrete salutem in domino. Noueritis me concessisse, remisisse, relaxasse & omnino pro me & heredibus meis imperpetuum quietum clamasse[1] magistro & fratribus Hospitalis sancti Iohannis extra portam orientalem Oxonie eorumque successoribus totum ius & clamium quod habui, habeo vel habere potero in toto tenemento illo cum pertinenciis, quod nuper inhabitaui in parochia sancte Marie Virginis; quod quidem tenementum situm est in vico de Cattestrete inter commune tenementum Prioris sancte Frideswyde & fratrum predictorum ex parte boriali & tenementum eorundem fratrum ex parte australi; ita quod nec ego nec heredes mei nec alius nomine meo in predicto tenemento aliquod ius vel clamium de cetero exigere poterimus, nec in futurum vendicare, set ab omni exactione & iuris remedio nobis qualitercumque competenti per presentes imperpetuum simus exclusi. In cuius rei testimonium huic scripto quiete clamancie meum apposui sigillum. Dat' Oxonie in vigilia sancti Laurencii martiris, anno regni regis Edwardi filii regis Edwardi secundo. Hiis testibus, Iohanne de Dokelyntone tunc maiore Oxonie, Willelmo de Burencestria & Iohanne de Hamptone tunc ballivis eiusdem, Roberto de Wormehale, Iohanne de Coleshulle, Philippo de Eu, Roberto Notario stacionario de Cattestrete, Iohanne de Bisscopestone & aliis multis.

453.

[Magdalen grants a lease of the tenement to Richard and Lucy Sutton.]

S. Mary the V. 62 Mar. 1, 1464

Hec indentura facta inter magistrum Willelmum Tybard presidentem collegii sancte Marie Magdalene extra portam orientalem ville Oxonie & eiusdem collegii socios perpetuos ex parte una & Ricardum Sutton de Oxonia predicta glouer ac Luciam uxorem eius ex parte altera testatur quod prefati presidens & socii concesserunt, tradiderunt & ad firmam dimiserunt predictis Ricardo Sutton & Lucie unum tenemen-

[1] The rental of 1293 says that Ivo, son of Willelmus Ligator, paid to the Hospital a rent of 24s. F., this letter indicating that he held the house for ever from the Hospital at a feudal or quit rent.

tum eorum in uico de Catestret Oxonie situatum inter tenementum dicti collegii ex parte australi & fundum prioris et conuentus sancte Frideswyde Oxonie ex parte boriali; unde unum caput abbutat super vicum de Catestret uersus orientem, alterum caput abbutat super fundum abbatis & conuentus de Osneya uersus occidentem; habendum & tenendum predictum tenementum cum suis pertinenciis prefatis Ricardo Sutton & Lucie uxori eius & assignatis suis a festo Natalis domini proximo futuro post datam presencium usque ad finem termini octoginta & quatuordecim annorum proximo extunc sequencium & plenarie completorum; reddendo inde annuatim prefatis presidenti & sociis & eorum successoribus decem solidos sterlingorum ad festum Natalis domini. [The tenants are to keep the premises in repair. The owners may distrain for the rent. Sealing] hiis testibus Iohanne Clerk maiore ville Oxonie, Ricardo Spragot, Willelmo Daguille, Iohanne Dobbys & Iohanne Seman, aldremannis, Nicholas Howgh' & Willelmo Sprig balliuis dicte uille & aliis. Dat' Oxonie apud collegium predictum primo die Marcii anno regni regis Edwardi quarti post conquestum Anglie tercio.

11. A tenement of St. Frideswide's.

Next on the north was a tenement which in early times belonged to the two sons of Ailnoth or Eilnod; of this the northern half was given to St. Frideswide's by John Ailnoth (*Cart. St. Frid.* I. 351) about 1220, the southern half was given to the Hospital by Philip the Miller in 1245. The tenement was held in common, and the two owners united in granting a lease to Robert de Bello Monte, notary (*Cart. St. Frid.* I. 337). In 1338 the Hospital surrendered its half of the tenement to St. Frideswide's, but in 1483 it recovered the whole tenement, which at that time was only a garden, held by the tenant of the Magdalen property on the south (*see* no. 968).

Magdalen by this means acquired three adjacent holdings and the whole, measuring 83½ feet from north to south, was let to two tenants at the rents of 23*s.* 4*d.* and 20*s.*, until in 1615 it was leased to the University for the erection of the Bodleian. In lieu of rent the University leased to the College, free of rent, two houses between the New Schools and the Town Wall, which brought to the College 44*s.* a year in rent. In 1686 the University took back these two houses, and agreed to pay a rent of £3 for the land on which the south-east corner of the Bodleian had been built, the College in return making the concession that the lease should be renewed every fourteen years "without any fine". This clause remained in all the leases until 1824, but it was omitted in 1838 and in the subsequent

leases. Whether the omission was accidental, or whether it was with the consent of both parties we cannot tell. In 1866 the authorities of Magdalen refused to renew the lease to the University, thinking that they would not be doing their duty to the College if they gave away such a valuable site. The University therefore in 1893 purchased it for £7,000, neither party being aware that the earlier leases had a clause which would have made the purchase unnecessary. Some ill-feeling was aroused at the time, but as Magdalen since then has repaid the price many times in grants to the University, the matter may now be considered ancient history. The site of this land is shown in a plan dated 1613, which was discovered in 1913 and has now been framed and hangs in the Bodleian.

454.

[Philip the Miller grants to the Hospital a moiety of a messuage in Cat Street.]

S. Mary the V. 1 Cart. fol. 20a Mich. 1244–Mich. 1245

Sciant presentes & futuri quod ego Philippus Molendinarius Oxonie dedi & concessi & hac mea presenti carta confirmaui pro me & pro heredibus meis in perpetuam elemosinam deo & hospitali sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci totam medietatem tocius illius terre cum pertinentiis in Kattestrete in parrochia beate Marie virginis que me contingit & que fuit aliquando Benedicti Aylnoth; que quidem terra est ex parte aquilonari iuxta terram quam Willelmus le Liur tenuit in feodo de predicto hospitali; de qua quidem terra alia medietas est Prioris sancte Frideswithe Oxonie; habendam & tenendam predictis fratribus & eorum successoribus uel suis assignatis imperpetuum libere & quiete & integre & pacifice, reddendo annuatim de predicta medietate tocius predicte terre pro me & pro heredibus meis ecclesie Cantuar[iensi] tres denarios & unum quadrantem pro omni seruicio, & preterea annuatim prioratui de Nortone quinque solidos esterlingorum ad duos anni terminos ad sustentandum duos cereos ad altare beate Marie uirginis singulis diebus ad missam domine ardentes, uidelicet die Lune proxima post Hokeday duos solidos & sex denarios & die Lune proxima post festum sancti Michaelis duos solidos & sex denarios; ita quod nuntius predicti prioratus de Nortone remaneat semper super rationabilem custum predicti hospitalis donec sibi plenarie ad quemlibet terminum prediuisus redditus persoluatur. Ego autem Philippus & heredes mei warantizabimus predicto hospitali & predictis fratribus & eorum successoribus imperpetuum totam predictam medietatem tocius prenominate terre cum pertinenciis suis contra omnes homines mares & feminas. Et in

huius rei robur & testimonium hoc presens scriptum sigilli mei impressione roboraui. Hiis testibus, Galfrido de Hengseye & Henrico Perle tunc prepositis Oxonie, Petro filio Toroldi, Galfrido de Stokwelle, Henrico filio Henrici filii Simeonis, Adam Feteplace, Thoma filio Walteri, Waltero Aurifabro, Iohanne Bulepanne, Adam de Waltone, Nicholao Bedello, Ricardo Scoleic & aliis.[1]

455.

[A note about the payment due from this tenement to Coldnorton.]

S. Mary the V. 47 1242–6

Henricus Thorntone custos hospitalis.[2]

Redditus v solidorum ad duos anni terminos solvendus, exiens de medietate illius terre cum pertinenciis que est ex parte aquilonari juxta terram quam Willelmus le Liur tenuit in feodo de nobis in Cattestrete in parochia &c.

Obligacio fit pro Philippo Molendinario.

Thomas Lyne.

Thomas Borope.

Iohn Dunkkyn.

456.

[An agreement between St. Frideswide's and the Hospital.]

H E C I N D E N T V R A

S. Mary the V. 12 June 21, 1338

Nouerint uniuersi per presentes quod cum lis mota fuisset inter nos priorem sancte Frideswyde Oxon' & eiusdem loci conuentum ex parte una & magistrum domus sancti Iohannis extra portam orientalem Oxonie & confratres eiusdem loci ex altera de tribus solidatis annui redditus exeuntibus de quadam aula vocata Brackelehalle in parochia beate Marie Magdalene, que sita est inter aulam que vocatur maior Boydonehalle & aulam prepositi & scolarium de la Oriole extra portam de Smythgate eiusdem ville & de septem solidatis annui redditus exeuntibus de duabus seldis situatis in parochia Omnium Sanctorum inter seldam Andree de Wormenhale ex parte orientali

[1] At the foot 'Transcrib''. Seal, green, circular, $1\frac{1}{4}$ in., a fleur-de-lis, S. PHILIPPI FIL' ROBERTI. The deed is endorsed 'In Cattestrete ex parte occidentali'.

[2] This deed is on paper. Misc. No. 197 is an acknowledgement by Robert, prior of Coldnorton, that he has received a rent of 5*s*. from the Hospital of St. John, dated Sept. 30, 1379.

& seldam quondam Iohannis de Maydenestone ex parte occidentali, quos dictus prior & conuentus annuatim percipere solebant de predictis magistro & confratribus eiusdem, tandem conquieuimus in hunc modum; uidelicet quod nos predictus prior & conuentus pro nobis & successoribus nostris remisimus & relaxauimus dictis magistro & confratribus ac successoribus suis imperpetuum dictum annuum redditum septem & trium solidorum, ita quod nos dictus prior nec successores nostri aliquam accionem in predictis septem & tribus solidatis annui redditus de cetero habeamus, sed per presentes simus exclusi. Remisimus insuper omnimodas acciones, transgressiones ac omnimodas querelas necnon omnia arreragia a retro existencia de dicto annuo redditu ab origine mundi usque ad diem confeccionis presencium. Nos igitur dictus magister & confratres nostri unanimi assensu & consensu dedimus & concessimus pro nobis & successoribus nostris in escambium predictarum septem & trium solidatarum annui redditus predictis priori & conuentui & eorum successoribus medietátem unius mesuagii cum pertinentiis quod situm est in parochia beate Marie virginis Oxonie inter tenementum Willelmi Ligatoris ex parte australi & tenementum Iohannis filii quondam Iohannis filii Symonis ex parte boriali in Cattestret, quod mesuagium tenebamus in communi cum predictis priore & conuentu, sub hac forma uidelicet quod predicti prior & conuentus non contradicent virtute istius scripti indentati sed satisfacient nobis magistro, confratribus & successoribus nostris, si nobis teneantur in aliqua parte septem & trium solidorum predictorum per aliquam composicionem inter nos predictos magistrum & fratres & predictos priorem & conuentum prehabitam; habendum & tenendum eidem priori & conuentui & eorum successoribus in perpetuum, ita quod nos nec successores nostri in dicta medietate mesuagii seu aliqua parte eiusdem redditus de cetero exigere poterimus, sed per presentes omnino simus exclusi; ita tamen quod dictus prior & conuentus & eorum successores omnia onera tam in tallagiis quam reparacionibus ac omnimodis ceteris oneribus dicte medietati contingentibus sumptibus suis supportabunt, & predictos magistrum & confratres & eorum successores erga dominum feodi medietatis predicti mesuagii & erga omnes homines mares & feminas a confeccione presencium abinde acquietabunt. Et nos dicti magister & confratres nostri obligamus nos & successores nostros dictam medietatem mesuagii contra omnes gentes warantizand' dictis priori & conuentui ac eorum successoribus imperpetuum sub forma predicta. In cuius rei testimonium nos dictus prior & conventus huic parti indenture penes dictos magistrum & confratres

remanenti sigillum nostrum commune apposuimus. Dat' in capitulo nostro die dominica proxima ante festum sancti Albani martiris; anno domini MCCC tricesimo octauo; alteri uero parti indenture penes dictos priorem & conuentum remanenti nos dicti magister & confratres sigillum nostrum commune apposuimus. Dat' in suburbio die & anno supradictis.[1]

457.

[The residue of the lease of a garden in School Street is assigned to the University.]

S. Mary the V. 68(3) June 4, 1613

Whereas by indenture of lease dated July 1, 31 Eliz., the Chancellor, masters and scholars of the University did demise and to farme lett to John Williams of Oxford, apothecary, a garden in St. Mary's in length 60 feet, in breadth 26½ feet, 'butting upon the Philosophie Schools commonlie called the Schoolestreet on the west,' on a garden of the Univ. then in the tenure of Henry West, M.A., on the north, on a garden in the use and possession of Ric. Garbrand leading towards Staple Hall on the south, and on a tenement of Magd. in the use and possession of Henry West on the east, for 40 years; and whereas Philippe Williams, widow of John Williams, made over to John Chennell, of Oxf., bacheler of Physicke, the residue of the lease on Aug. 3, 1 Jac. I; and whereas Magd. College did, July 27, 8 Jac. I, demise and to farme lett to the said John Chennell a tenement with backside in Cat St., wherein the said John then dwelt, for 40 years; now June 4, 11 Jac. I, Bridgett Chennell, widow of John Chennell, for £400, assigns the residue of the leases to John Hawley, Esq., of the Univ. of Oxford, to the intent that the said John Hawley shall permit the Chancellor, masters, and scholars of the Univ. and their successors to occupy, use, and enjoy the said premises during the terms of the leases.[2]

458.

[Magdalen leases to the University the land at the south-east corner of the Bodleian.]

S. Mary the V. 68.1 Sept. 30, 1615

An indenture made Sep. 30, 13 Jac. I, by which William Langton, the president, and the scholars of the college of St. Mary Magdalen, 'demise, graunt and to farme lett' to the Chancellor, Masters and

[1] With the seal of St. Frideswide's. This deed may also be found in *Cart. St. Frid.* I, 341.

[2] This deed is not about the tenement of Magdalen, but about land of the University; it is now the S.W. corner of the Bodleian.

scholars of the University of Oxford, a plot of ground in Cat Street 'whereuppon sometimes were builded two tenements, thone late in the tenure and occupation of John Chennell, doctor of Phisick, thother late in the tenure and occupation of Thomas Ryme, joyner; which plot of ground lyeth in the southeast corner of the publicke schooles of the said Universite nowe in building and conteyneth in length from the north unto the south 83 feet and 6 inches, and in breadth from the east to the west or from the kennell or middest of the streete eastward to the west 81 feete and 9 inches'; to hold for 40 years; rent 43 shillings and 4 pence; the Chancellor &c. agree to repair the pavement in Cat Street on the east side of the plot of land in the manner in which the tenants of the two tenements, while they stood, used to repair it. 'And the said President &c. covenant &c. with the said Chauncelor &c. that they will upon reasonable request of the Chauncellor &c. after the end of the said term of 40 years and at all times for ever then after make, convey, graunte and assure unto the said Chauncelor &c. such a new graunt or lease of the said plott of ground for other 40 years with such covenants as are contained in these presents as the said President &c. shall be reasonably devised [*sic*] or advised [*sic*] and required and by the laws of the realm and the ordinances of the said College shall be lawful for them to make.'

459.

[A renewal of the same lease.]

S. Mary the V. 68.2 July 27, 1637

An indenture made July 27, 13 Car. I, between the right worshipful Accepted Frewein, president, and the scholars of the college of St. Mary Magdalen, and the Chancellor, masters and scholars of the University. The wording is exactly as in the indenture of Sept. 30, 13 Jac. I, but a clause is added that the University may not make any undertenant in the land without the permission of the College; also for 'nowe in building' is read 'lately built.'

460.

[The University leases to Magdalen two tenements in exchange.]

S. Mary the V. 68.3 July 29, 1637

An indenture made July 29, 13 Car. I, between the University and Magdalen College, whereby after reciting the lease of July 27, 13 Car. I, the Chancellor, Masters and Scholars of the University, desirous that the College should have recompense for the houses

aforesaid and for the plot of ground 'have demised, granted and to farme letten . . . unto the said president and schollers those two houses or tenements situate in the parish of St. Mary over against the north part of the new schools of Arts lately built, the one lately in the tenure and occupation of John Adams, bookbinder, containing on the south side towards the new schools from the east unto the west ten Taylours yards and halfe a foot, and in the north side towards the Townewall from the east unto the west nine Taylours' yards with a parcell of ground thereunto belonging containing in length from the east unto the west eleven taylours yards and 3 inches and in breadth at the east end $5\frac{1}{4}$ yards, in the middle from the uttermost part of the post of the doore westward of the backside to the town wall 4 yards, and at the west end of the uttermost part thereof half a yard; the other lately in the tenure and occupation of Thomas Miller containing in breadth in the inside between the north and the south wall $5\frac{3}{4}$ yards, and from the east to the west $5\frac{1}{8}$ yards, with a little backside at the west end thereof, containing from the east end thereof in breadth from the town wall on the north part unto the wall on the south part 5 yards and in length 5 yards and one foot, and at the west end in breadth $1\frac{1}{2}$ yards', to hold for 40 years; rent eightpence; the University promises to renew this lease, using the same words in which the College promised to renew their lease; the College will keep the buildings in repair, and will pave 'such part of the street as lyeth before the said houses or tenements halfeway toward the north wall of the new erected schools'.

A memorandum is attached stating it was agreed that the true intent and meaning of those two leases was that the College should receive 43*s.* 4*d.* from the University,[1] but not pay the rent of 8*d.*; because the two tenements in Cat Street 'do yeelde forty foure shillings' to the College.

461.

[Leases of the two tenements adjoining the Town Wall.]

S. Mary's by the Wall

Ledger K. 64

Oct. 2, 13 Jac. [1615]; a lease from Magdalen College to John Adams, bookbinder, of a ten. on the north part of the new schools, of which tenement Magdalen had a lease from the University for 40 years from Oct. 1, 1615; the dimensions are as in no. 460; 35 years; rent 20*s.*

[1] i.e. not in cash but in the value of the two tenements that were handed over to Magdalen. When Cole's map of 1713 was made the Town Wall had been destroyed and the shape of the tenements altered (Skelton, Oxonia Antiqua, Pl. 133); see Appendix to this volume.

Dec. 16, 13 Car., 1637; a lease to Ann Mason, widow of Anthony Mason, gent., late of Reading, of a tenement late in the tenure of John Adams; dimensions given; 35 years; rent 20*s.*; the College by a deed of July 25, 1637, has a lease of it from the University for 40 years. **Ledger M. 220**

Dec. 10, 1660; a lease to Abraham White, fuller; 35 years; rent 20*s.* **P. 182**

Oct. 2, 13 Jac. [1615]; a lease to Thomas Miller, cordwainer, of the adjoining tenement; 34 years; rent 24*s.* **K. 64**

Dec. 16, 13 Car., 1637; a lease to John Hinde, tailor, of the adjoining tenement; 34 years; 24*s.* **M. 221**

Aug. 4, 1656; a lease to John Billingsley, glover; 34 years; 24*s.* **O. 728**

462.

[Leases of the southernmost of the two tenements in Cat Street.]

July 12, 20 Eliz. [1578]; a lease to Henry Miles, carpenter, of a tenement with garden in Cat Street, having Richard Garbrand S., Richard Hanson W., the street E., a tenement of the College in the tenure of Margerie Johans, widow, N.; 20 years; rent 8*s.* **Ledger F. 287**

June 5, 36 Eliz. [1594]; a lease to Henry Miles, carpenter; Ric. Garbrand S., a tenement of the college in the tenure of Edward Gelibrande N., late Ric. Hanson W.; 40 years; rent 12*s.* **H. 89**

Dec. 15, 7 Jac. [1609]; a lease to George Boxe, yeoman; a tenement of John Harks, alias Garbrand, in the tenure of Anthony Ayleworth, 'doctor of physicke', S., a tenement of the college in the tenure of John Chennell, 'doctor of physicke', N.; 40 years; rent 20*s.* **J. 351**

Sept. 30, 13 Jac. [1615]; leased with the adjoining tenement to the University. **K. 55**

463.

[Leases of the northernmost of the two tenements.]

Jan. 22, 31 Hen. VIII. [1540]; Magd. grants to John Ynse of Oxford, sherman, a lease of a tenement in Cat St. in the parish of St. Mary, abutting to the street on the east, toward the Dyvynytie Scole on the west, a tenement of St. Mary chirche toward the north and a tenement pertaining to the King's College, of Frideswide, on the south part; for 20 years; rent omitted. **Ledger B. 222**

Ledger F. 125 Dec. 20, 8 Eliz. [1565]; a lease to William Jones, carpenter, of a tenement with backside and garden in Cat St.; no bounds; 20 years; rent 23*s.* 4*d.*

F. 310 July 25, 21 Eliz. [1579]; a lease to Henry West, late of the Univ. of Oxf., 'preacher', of a tenement in Cat Street, late of William Jones; no bounds; 40 years; rent 23*s.* 4*d.*

H. 25 July 26, 34 Eliz. [1592]; a lease to Edward Gelibrand, bachelor of divinity; no bounds; 40 years; rent 23*s.* 4*d.*

J. 358 July 27, 8 Jac. [1610]; a lease to John Chennell, doctor in physic; no bounds; 40 years; rent 23*s.* 4*d.*

K. 55 Sept. 30, 13 Jac. [1615]; a lease to the University of two tenements late in the tenures of John Chennell and Thomas Ryme, joyner, being 83½ ft. N. to S., and 81¾ ft. from the 'kennell or midst of the street' E. to W.; 40 years; rent 43*s.* 4*d.*

S. 286 Jan. 29, 1 Jac. II, 168⅚; rent £3. 'And the said President and Scholars for them and their successors do covenant and grant to, and with, the said Chancellor, Masters, and Scholars and their successors for, and in respect of, the said yearly rent of £3 so as aforesaid reserved, which formerly was but two pounds, three shilling and four pence, that the said President and Scholars and their successors shall and will upon the reasonable request of the said Chancellor, Masters, and Scholars and their successors at or before the end of 14 years next ensueing the date hereof make and execute with the said Chancellor, Masters, and Scholars and their successors a new grant or lease of the said plott of ground for other forty years without any fine, and so from time to time at the end of every 14 years shall renew the same to the said Chancellor, Masters, and Scholars and their successors without any fine under the same rent and covenants as are in these presents mencioned, the said Chancellor, Masters, and Scholars and their successors from time to time paying the usually accustomed fees for the same to the college officers for the time being.'

T. 560 Jan. 9, 11 Will. III, $\frac{1699}{1700}$; the lease is renewed in the same words.

W. 411 Aug. 6, 1714; renewed in the same words.

X. 633 Aug. 6, 1728; " " " "

Z. 554 Aug. 6, 1742; " " " "

BB. 404 Aug. 6, 1756; " " " "

EE. 154 Aug. 6, 1770; " " " "

GG. 48 Aug. 6, 1782; " " " "

a. 60 Aug. 6, 1796; " " " "

c. 48 Aug. 6, 1810; " " " "

Aug. 6, 1824. The sentence 'And the said President &c.' is scratched through with pencil. e. 75

12. Herburwehall.

This hall, on the east side of Cat Street, was given to the Hospital in 1265 by Andrew Halegod; it lay between Corbet's Hall, afterwards known as Tingewick's Inn, on the north, and Goodgnave Hall on the south, and must have been where the great gates of All Souls quadrangle stand. The name is old, and was in use as early as about 1200. By the end of the thirteenth century it was known as Magna Scola, and in the fifteenth century as Physick Hall. In the first half of the fourteenth century the property consisted of a school rented at about 40*s*., and four rooms let in four separate holdings; in 1357 this is reduced to a school rented at 20*s*, and an 'entry' at 13*s*.; in the rental of 1374 the latter is called St. John' Entry. Probably St. John's Entry was a small academic hall; and Magna Scola may have been a hall as well as a school; from the fact that it was known as Physick Hall, it is thought by Wood that the school of medicine was here. In 1374 it was rented by mag. Ioh. Frensce; in 1384 by a canon of Oseney; in 1390 John Fayrwode; in 1392 John Lavington. Both buildings are mentioned in the rental of 1426. About 1440 they must have been acquired by All Souls at a perpetual rent of 20*s*. The deed is no longer in existence, but the receipts given by the Hospital for the rent of 20*s*. from 1444 onwards are preserved at All Souls.

464.

[Henry Simeon, jun., grants to Andrew Halegod a tenement called Herburwehall.]

S. Mary the V. Mich. 1250–Mich. 1251

Sciant tam presentes quam futuri quod ego Henricus filius Simeonis de Oxonia dedi & concessi & hac presenti carta mea confirmaui Andree Halegod illud mesuagium cum pertinentiis quod appellatur Herburwehalle que est in parochia sancte Marie uirginis in Oxonia in uico de Cattestrete, uidelicet inter mesuagium quod fuit aliquando Willelmo persone de Boclonde et mesuagium quod fuit aliquando Rogero Godegnaue; habendum & tenendum predicto Andree & heredibus suis uel cuicumque dare uel assignare uoluerit siue in sanitate siue in egritudine de me & de heredibus meis in feodo & hereditate, libere & quiete, plene & integre cum omnibus pertinentiis, reddendo inde annuatim pro me & heredibus meis priori & canonicis sancte Fredeswide octo denarios & michi & heredibus meis quatuor denarios ad festum sancti Michaelis pro omni seruitio & exaccione; & ego & heredes mei warantizabimus predictum mesuagium cum

omnibus pertinentiis predicto Andree & heredibus suis uel cuicumque dare uel assignare uoluerit contra omnes homines, mares & feminas. Pro hac autem donatione, concessione, confirmatione & warantizatione dedit michi predictus Andreas quinquaginta & quinque marcas esterlingorum in gersumiam [*sic*]. Et ut hec predicta firma & stabilia inperpetuum permaneant hanc cartam sigillo meo confirmaui. Hiis testibus, Thoma filio Walteri tunc maiore Oxonie, Galfrido Aurifabro & Thoma Spicario [*sic*] tunc prepositis, Ada Feteplace, Petro filio Thoraldi, Iohanne Halegod, Lorentio Wid, Nicholao de Kyngestone, Iohanne de Coleshulle, Iohanne Cursi, Rogero Bolter, Roberto de Godestowe & aliis.[1]

465.

[Herburehalle is left to the Hospital by the legacy of Andrew Halegod.]

S. Mary the V. 32 Cart. fol. 22a [Prob. Mich. 1264–Mich. 1265]

Sciant presentes & futuri quod ego Iohannes Halegod de Oxonia concessi & omnino quietum clamaui & hac presenti carta mea confirmaui deo & beate Marie & magistro & fratribus & infirmis Hospitalis Sancti Iohannis extra portam orientalem Oxonie & eorum successoribus totum ius meum & clamium quod habui uel habere potui in illa domo cum pertinenciis in Cattestrete que uocatur Herburehalle, quam quidem domum cum pertinenciis Andreas Halegod auunculus meus dedit ac legauit predictis magistro & fratribus & eorum successoribus in liberam & puram & perpetuam elemosinam in perpetuum; ita quod nec ego nec heredes mei nec aliquis pro me uel per me ius uel clamium in dicta domo cum pertinenciis de cetero poterimus exigere uel clamare. Pro hac autem concessione & quieta clamacione & carte mee confirmacione dederunt michi predicti magister & fratres dimidiam marcam argenti pre manibus in gersummam. Et ut hec mea concessio & quieta clamacio & carte mee confirmacio rata & inconcussa permaneat, huic scripto sigillum meum apposui; hiis testibus, Nicholao de Stocwelle tunc maiore Oxonie, Willelmo de Ew, Galfrido le Mercer tunc prepositis Oxonie, Nicholao de Kyngestone, Iohanne de Coleshulle, Iohanne Padi, Galfrido de Henxtesheye, Rogero le Sauser, Rogero le Bolter, Philippo clerico Oxonie & aliis.[2]

[1] Seal, attached by silk strings, green, circular, $1\frac{1}{4}$ in., apparently the presentation of Christ in the Temple, the Child being held above what seems to be a font by His mother on the left, Symeon on the right. SIGILL' HENRICI FILII HENRICI SIMEON.

[2] At the foot 'Transcribitur'. Seal, brown, pointed oval, $1\frac{1}{2} \times 1$ in., a star S' IOH'IS HAL'GOD.

466.

[A receipt for the rent paid by All Souls College.]

S. Mary the V. 54 Nov. 10, 1455

Nouerint uniuersi per presentes nos Ricardum Vyse magistrum Hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & confratres eiusdem loci recepisse & habuisse die confeccionis presencium de magistro Willelmo Kele custode & sociis collegii Animarum Omnium fidelium defunctorum in Oxonia LX solidos bone & legalis monete Anglie in plenam solucionem annui redditus pro tribus annis precedentibus ante datam presentium; de quibus quidem LX solidis fatemur nos fore solutos dictosque custodem & socios & eorum successores inde esse quietos per presentes sigillis nostris signatas. Dat' Oxonie decimo die Nouembris anno regni regis Henrici sexti post conquestum tricesimo quinto.

467.

[A note about the non-payment of rent by All Souls College for twenty-six years.]

S. Mary the V. 67 1509

In primo anno regni regis Henrici octaui in respectu pro Phisik Haule III libras pro tribus annis precedentibus, quolibet anno XX*s*.

Tempore Henrici Huchinson receptoris collegii Magdalensis anno regni regis Henrici septimi vicesimo pro Phisik Haule XIX libras pro illo anno et XVIII precedentibus quod negatur per collegium Animarum.

Tempore Willelmi Tucker collectoris collegii Magdalensis anno regni regis Henrici septimi septimo usque ad octauum VI libras de redditu custodis Animarum & sociorum collegii Animarum de redditu unius vacue placie terre in Catstret super qua edificabatur olim una aula vocata Phisik Haule; non solutas; viz. hoc anno et quinque precedentibus, quolibet anno XX*s*.

Tempore Roberti Baron collectoris anno regni regis Ricardi tercii primo in redditu per gardianum collegii negato pro uno gardino in Catstrete super quo olim edificabatur Phisik Haule ad redditum per annum XX*s*.; nichil hic in onere, quia gardianus predictus negat soluere.

13. Ing Hall.

This was the last house in St. Mary's parish on the north side of High Street, and was next to Drowda Hall. It was given to the Hospital by John Pilet (*see* no. 175). A reserved rent on Ing Hall and Kepeharm Hall was subsequently given to the Hospital by Philip Pille. Ing Hall

was an academic hall down to the rental of 1426. As late as 1458 it appears in the list of Halls (*Munim. Acad.* p. 679), but in the rental of 1480 and onwards it is no longer a hall. There was a suggestion about 1720 to grant this property to All Souls in exchange for the Three Cups to the west of Carfax, and plans of both the tenements as they were at that time are preserved at Magdalen. Finally All Souls bought it in 1776, and it is now the land to the east of the Warden's house.

468.

[John Pilet grants to magister Philip Pille a rent of 6 *s.* 8 *d.* from Ing Hall and Kepeharm Hall which belonged to the Hospital.]

S. Mary the V. 65 Mich. 1249–Mich. 1250

Sciant presentes & futuri quod ego Iohannes Pilet dedi, concessi, assignaui & hac carta mea confirmaui magistro Philippo Pille pro seruicio suo dimidiam marcham annualis redditus, percipiendam annuatim de domo quondam Walteri Yngge in magno uico in parochia beate Marie uirginis Oxonie & de domo que erat Iohannis Kepharm in magno uico in parochia sancti Petri orientalis Oxonie infra portam; quam quidem dimidiam marcham recipiet predictus magister Philippus Pille de Hospitali sancti Iohannis extra portam orientalem Oxonie ad duos anni terminos, uidelicet ad Pascha quadraginta denarios & ad festum sancti Michaelis quadraginta denarios; habendam & tenendam predicto magistro Philippo Pille & heredibus suis uel suis assignatis libere, quiete, integre & pacifice imperpetuum; reddendo annuatim michi & heredibus meis unum denarium ad Pascha pro omni seruicio; & si ita contingat quod predicta dimidia marcha aretro fuerit quin plenarie annuatim ad dictos terminos sibi soluatur, bene licet predicto magistro Philippo Pille intrare in predicta tenementa ad namiandum infra & extra assidue usque dum plenarie predicta dimidia marcha sibi persoluatur. Et ego & heredes mei warantizabimus predictam dimidiam marcham annualis redditus predicto magistro Philippo Pille & heredibus suis & suis assignatis contra omnes homines, mares & feminas. Et ut hec mea donacio, concessio, assignacio, confirmacio & warantizacio firma & stabilia [*sic*] in perpetuum permaneant hanc presentem cartam sigillo meo confirmaui. Hiis testibus, Thoma filio Walteri tunc maiore Oxonie, Alfrido Speciario & Hugone Cordewanario tunc prepositis Oxonie, Waltero Aurifabro & Galfrido fratre eius, Laurentio Ruffo, Iohanne Curci, Willelmo le Ceinter & multis aliis.[1]

[1] Seal, white; the same as on No. 433.

469.

[Magister Philip Pille grants and quitclaims the rent to the Hospital.]

Omnibus Christi fidelibus has litteras uisuris uel audituris magister Philippus Pille de Oxonia salutem. Nouerit uniuersitas uestra me dedisse, concessisse & quietam [*sic*] clamasse pro me & heredibus meis fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus totum ius meum & clamium quod habui uel habere potui in dimidia marca annualis redditus cum pertinenciis quam habui de dono Iohannis Pilet, annuatim percipiendam [*sic*] de domo Walteri Ingge in parochia beate Marie, et de domo Walteri[1] Kepharme infra portam orientalem Oxonie, nichil iuris uel clamii michi uel heredibus meis de dicta dimidia marca cum pertinenciis retento in perpetuum; habendum & tenendum sibi & successoribus suis libere & quiete in puram & perpetuam elemosinam sicut aliqua elemosina liberius & quietius dari possit. Et ut hec omnia prescripta firma & inconcussa permaneant presenti scripto sigillum meum apposui. Hiis testibus, Galfrido de Henxteseye, Iohanne de Coleshulle tunc prepositis Oxonie, Waltero Aurifabro, Galfrido Aurifabro, Iohanne Cursy, Iohanne Halegod & aliis.[2]

S. Mary the V. 66 Cart. fol. 21a Mich. 1252–Mich. 1253

470.

Leases.

Mar. 14, 3 Ed. VI [1549]; a lease to Thomas Ryley, yeoman, and Jane, his wife, of a tenement in the parish of St. Mary, bounded by a tenement of Univ. Coll. E. now in the tenure of John Payne, and a tenement belonging to St. Peter's church W., 'abutting to the backe syde of Allsoulen College and highe streete, north and south'; for 20 years; 26*s.* 8*d.*

Ledger D. fol. 74

Dec. 10, 2 Eliz. [1559]; a lease to the same, bounded as above, but now 'late of John Payne'; 20 years; rent 26*s.* 8*d.*

F. 48

Dec. 10, 15 Eliz. [1572]; a lease to Hugh Burton, yeoman, and Jane, his wife; late William Titmouse on the E.; 40 years; rent 26*s.* 8*d.*

F. 192

[1] The scribe writes 'Walteri', but perhaps by error for 'Iohannis'.

[2] Seal, white, pointed oval, $1\frac{1}{8} \times \frac{5}{8}$ in., a goat or stag with wings S' PHILIPPI D' OXN' PILLE CL'ICI.

G. 15 Aug. 2, 23 Eliz. [1581]; a lease to Thomas Phetiplas of the county of Bucks, gent.; bounded as before; 40 years; rent 26*s.* 8*d.*

J. 79 Dec. 1, 45 Eliz. [1602]; a lease to Thomas Dochen, doctor in phisicke; William Tithieman is tenant on the E.; 40 years; rent 26*s.* 8*d.*

J. 357 July 27, 8 Jac. [1610]; a lease to Edward Lapworth 'practitioner in phisike'; late Will. Tytheman E.; 40 years; rent 26*s.* 8*d.*

K. 115 Dec 9, 14 Jac. [1616]; a lease to Edward Lapworth 'doctor in phisicke'; 40 years; rent 26*s.* 8*d.*

L. 152 Dec. 6, 2 Car., 1626; his lease is renewed; 40 years; 26*s.* 8*d.*

M. 173 Dec. 15, 14 Car., 1638; a lease to Margery, widow of Edward Lapworth; Richard West is tenant E.; 40 years; 26*s.* 8*d.*

O. 788 1657 [no month]; a lease to George Young, eldest son of Richard Young, gent; 40 years; 26*s.* 8*d.* Perhaps this lease was never completed, for the lease of 1661 is described as following the lease of 1638.

P. 277 Dec. 10, 1661; a lease to Sir Sampson White, Kt.; same bounds; 40 years; 26*s.* 8*d.*

R. 243 Dec. 30, 27 Car. II, 1675; his lease is renewed; 40 years; 26*s.* 8*d.*

S. 326 Dec. 6, 2 Jac. II, 1686; a lease to Henry White, mercer; Thomas Trapp is E.; 40 years; 26*s.* 8*d.*

T. 322 Dec. 6, 9 Will. III, 1697; a lease to Henry White, mercer, alderman; same bounds; 40 years; 26*s.* 8*d.*

U. 373 Dec. 6, 7 Ann, 1708; his lease is renewed; Thomas Trapp E., a tenement now or late of the parish of S. Peter W., abutting N. upon Queen's College (*sic*); 40 years; 26*s.* 8*d.*

X. 79 Dec. 7, 6 Geo. I, 1719; his lease is renewed; same bounds; 40 years; 26*s.* 8*d.*

Y. 429 Dec. 6, 7 Geo. II, 1733; a lease to Katharine White, widow; 40 years; rent 26*s.* 8*d.*

AA. 287 Dec. 6, 21 Geo. II, 1747; a lease to Rev. Francis White, rector of Christian Malford, Wilts; 40 years; 26*s.* 8*d.*

CC. 286 Dec. 6, 2 Geo. III, 1761; a lease to All Souls College; 40 years; 26*s.* 8*d.*

FF. 133 Mar. 22, 16 Geo. III, 1776; by virtue of the Act of 11 Geo. III for amending mileways &c., the College for the sum of £213 5*s.* 8*d.* sells this tenement to All Souls College; it is still described as butting N. upon Queen's College.

14. Perle's House.

On the west side of Grove Street the Hospital had a small property. It was in the parish of St. Mary, but in the rentals is placed among the tenements of St. John's parish, because the houses on the other side of Grove Street, which also paid rent to the Hospital, were in St. John's parish. The last tenement in St. Mary's parish on the west side of Grove Street belonged to St. Frideswide's; next on the north was Perle's house, which does not figure in the rental of 1293, as it was not acquired until after 1299. It is hard to believe that the tenement was worth 33*s.* a year, as seems to be implied in no. 474. The price given in no. 476 implies that it was worth about 10*s.* a year, the rate of interest being about 7½ per cent. We learn from no. 475 that the rent mentioned in no. 474 was only paid for four years, and such may have been the intention from the first; in that case no. 474 is practically the sale of the property for 10 marks, to be paid in four annual instalments.

471.

[Henry de Gamages grants to Henry Perle land in Grove Street.]

Sciant presentes & futuri quod ego Henricus de Gamages dedi & concessi & hac presenti carta mea confirmaui Henrico Perle totam illam terram cum pertinenciis suis, que iacet inter terram que fuit Iohannis Piscatoris & terram prioris sancte Frideswide, in parochia sancte Marie virginis Oxonie scilicet in Gropechunte lane; habendam & tenendam sibi & heredibus suis uel suis assignatis de me & heredibus meis libere, quiete, pacifice & integre; reddendo inde annuatim michi & heredibus meis ipse & heredes sui unum denarium ad Pascha & capitalibus dominis illius feodi seruicium inde debitum pro omni seruicio, exaccione & demanda. Ego autem & heredes mei warantizabimus predictam terram cum pertinenciis suis predicto Henrico & heredibus suis uel suis assignatis contra omnes homines & Cristianos & Iudeos imperpetuum. Pro hac autem donatione, concessione, & carte mee warantizatione dedit michi predictus Henricus centum solidos argenti pre manibus in gersumam. Et ut hec omnia prescripta firma & stabilia sine dolo & impedimento mei uel heredum meorum imperpetuum permaneant, huic presenti scripto sigillum meum apposui; hiis testibus, Thoma de Submuro tunc maiore Oxonie, Hugone, Aluredo le Spicer tunc prepositis, Galfrido de Stocwelle, Willelmo Lesspicer, Ada Fabro, Radulfo de Swham,

S. Mary the V. 63 Mich. 1249–Mich. 1250

Roberto Ruffo, Waltero de Middeltone, Willelmo Uenatore clerico & aliis.

472.

[The will of Henry Perle.]

Villa Oxon 10 Mar. 20, 12$\frac{89}{90}$

Omnibus Cristi fidelibus presentes literas uisuris uel audituris Nicholaus Aurifaber maior ciuitatis Oxonie & eiusdem loci communitas salutem in domino. Noueritis nos testamentum Henrici dicti Perle quondam burgensis Oxonie die Lune proxima post dominicam in Passione domini, anno eiusdem millesimo ducentesimo octogesimo nono, non cancellatum, non abolitum nec in aliqua sui parte uiciatum inspexisse & in nostra presencia fideliter recitari fecisse, tenorem continens subsequentem :—In nomine Patris & Filii & Spiritus Sancti, Amen. Hoc est testamentum Henrici Perle. In primo legat animam suam deo, corpus ecclesie beate Marie Oxonie; item ad altare ante se dimidiam marcam. Item domino Ricardo de Welles capellano dimidiam marcam. Item diacono ecclesie beate Marie VI d.; item subdiacono eiusdem ecclesie III d.; item operi eiusdem ecclesie XII d.; item Thome filio suo totam terram suam cum pertinenciis que iacet inter terram [*sic*] uersus orientem & terram Walteri Feteplace uersus occidentem. Item Margerie filie sue ad se maritandum XXIIII marcas & tres robas, scilicet unam de scarleto, aliam de burneto, terciam de uiridi & totum custum unius diei ad nupcias inueniet. Item Alicie filie sue ad se maritandum XX marcas & tres robas & domum quamdam cum pertinentiis que fuit Iacobi le Corueiser & aliam domum cum pertinenciis que est extra portam australem sub muro. Item Iohanne filie sue omnes domos suas cum pertinenciis in Gropecuntelane. Item quinque pueris suis non nominatis porcionem suam de tercia parte per consilium executorum delegat. Uolo etiam quod omne residuum bonorum meorum tam mobilibus [*sic*] quam immobilibus ubicumque inuentum fuerit quod detur pueris meis, pauperibus, parentibus & aliis ubi executores mei melius uiderint expedire. Et constituit executores dominum Ricardum de Wellis capellanum, Adam Fabrum, Walterum fratrem dicti Henrici, Thomam Apotecarium & Rogerum le Sauser. Actum uero istud die Sabbati proxima post Natiuitatem beate Marie uirginis, anno domini millesimo CC sexagesimo. In cuius rei testimonium sigillum maioratus Oxonie presentibus est appensum. Dat' Oxonie die & anno supradictis.

Sept. 11, 1260

Endorsed. Probatum est istud testamentum coram maiore & bal-

liuis Oxonie & tota communitate eiusdem uille in plena curia. Et preceptum est facere seisinam secundum tenorem testamenti infra-content[i].[1]

473.

[A final concord by which John Warcheyn and Joan his wife grant a messuage to Hugo de Merk.]

All Saints 56 June, 1290

Hec est finalis concordia facta in curia domini regis apud West-monasterium in octabis sancte Trinitatis anno regni regis Edwardi filii regis Henrici octauodecimo coram Iohanne de Metyngham, Roberto de Hertford, Elia de Bekyngham, Willelmo de Giselham & magistro Roberto de Thorpe iusticiariis & aliis domini regis fidelibus tunc ibi presentibus inter Hugonem de Merk' querentem & Iohannem Warcheyn & Iohannam uxorem eius impedientes de uno mesuagio cum pertinenciis in Oxonia, unde placitum warantie carte summonitum fuit inter eos in eadem curia scilicet quod predicti Iohannes & Iohanna recognouerunt predictum mesuagium cum pertinenciis esse ius ipsius Hugonis ut illud quod idem Hugo habet de dono predictorum Iohannis & Iohanne; habendum & tenendum eidem Hugoni & heredibus suis de predictis Iohanne & Iohanna & heredibus ipsius Iohanne imperpetuum; reddendo inde per annum unum obolum ad Pascha pro omni seruicio, consuetudine & exaccione ad predictos Iohannem & Iohannam & heredes ipsius Iohanne pertinente; et faciendo inde capitalibus dominis feodi pro predictis Iohanne & Iohanna & heredibus ipsius Iohanne omnia alia seruicia que ad illud mesuagium pertinent. Et predicti Iohannes & Iohanna & heredes ipsius Iohanne warantizabunt eidem Hugoni & heredibus suis predictum mesuagium cum pertinenciis per predicta seruicia contra omnes homines imperpetuum. Et pro hac recognicione, warancia, fine & concordia idem Hugo dedit predictis Iohanni & Iohanne unum speruarium sorum.[2]

[1] Seal wanting. It seems that although Henry Perle made his will in 1260, he did not die until 1290. But in the *Hundred Rolls* of 1279 (ii. 800) the house next to the tenement of St. Frideswide's in Grope Lane is held not by Henry Perle but by John Warcheyn in right of his wife.

[2] This is the left-hand head of the fine. Joan Warcheyn is to be identified with Joan Perle of the previous deed. This is proved by a deed in *Cart. St. Frid.* i. 217, where the Priory grants two tenements in St. Aldate's to William Kepeharm and Joan his wife, daughter of Henry Perle, for the term of their lives. The property was New Inn or next to it, and in the *Hundred Rolls* is in the hands of John Warcheyn, in right of his wife.

474.

[Hugo de Merk grants the tenement to Alicia Noel.]

S. Peter in E. 12 E. Mich. 1291–Mich. 1292

Sciant presentes & futuri quod ego Hugo de Merk' dedi, concessi & hac presenti carta mea confirmaui Alicie Noel unum mesuagium cum duabus seldis in uilla Oxonie quod est situm in Gropcuntlane inter terram Hospitalis sancti Iohannis Baptiste & terram prioris & conuentus sancte Fredeswide quod emi a Iohanne Warcheyn & Iohanna uxore sua; habendum & tenendum dictum mesuagium cum duabus seldis & omnibus pertinenciis suis de capitalibus dominis feodi sibi & heredibus suis de corpore suo legitime procreatis & cuicumque dictum mesuagium cum duabus seldis dare, legare, uendere uel assignare uoluerit libere, quiete, bene, in pace & hereditarie in perpetuum; reddendo inde annuatim michi ad terminum uite mee duas marcas et dimidiam ad terminos subscriptos, uidelicet ad Natale Domini octo solidos & quatuor denarios, ad Pascha Domini [*sic*] octo solidos & quatuor denarios, ad Natiuitatem sancti Iohannis Baptiste octo solidos & quatuor denarios, ad festum sancti Michaelis octo solidos & quatuor denarios, ecclesie beate Marie uirginis tres solidos ad quatuor anni terminos, uidelicet ad quemlibet terminum nouem denarios et domino Philippo de Ho decem denarios, et post obitum meum unam rosam tantum heredibus meis & assignatis pro omnibus seruiciis, consuetudinibus, sectis curie & secularibus demandis, saluis predictis tribus solidis dicte ecclesie beate Marie & decem denariis domino Philippo de Ho. Et ego predictus Hugo & heredes mei warantizabimus, acquietabimus & defendemus predictum mesuagium cum predictis duabus seldis predicte Alicie & heredibus suis de corpore suo legitime procreatis & suis assignatis quibuscumque contra omnes homines & feminas imperpetuum. Pro hac autem donacione & carte mee confirmacione dedit michi predicta Alicia centum solidos argenti pre manibus. Et ut hec mea donacio perpetue stabilitatis robur optineat huic carte sigillum meum apposui; hiis testibus, domino Henrico Howayn tunc maiore Oxonie, Willelmo de Wodestone, Andrea Culuard tunc prepositis Oxonie, Willelmo Apothecario, Philippo de Ho, Iohanne de Ho, Nicholao Aurifabro, Andrea de Pirie, Richardo [*sic*] Culuar', Radulpho de Cokiswelle & aliis.[1]

[1] A small oval seal, not pointed; indistinct.

475.

[Hugo de Merk quitclaims the rent that Alicia Noel paid.]

Uniuersis Cristi fidelibus ad quos hoc presens scriptum peruenerit Hugo de Merk' salutem in domino sempiternam. Noueritis me concessisse, remisisse & omnino quietum clamasse pro me & pro heredibus meis uel assignatis imperpetuum Alicie Noel & heredibus suis uel assignatis duas marcas & dimidiam argenti annui & quieti redditus quas dicta Alicia michi soluere consueuit per annum, uidelicet de uno mesuagio cum suis pertinentiis existens [*sic*] in uilla Oxonie in uico qui uocatur Gropelane; quod quidem mesuagium cum pertinentiis aliquo tempore emi & adquisiui de Iohanne Warcheyn & de uxore sua; ita quod de cetero nec ego predictus Hugo nec heredes mei uel assignati nec aliquis nomine meo aliquid iuris uel clamii in predictis duabus marcis & dimidia annui & quieti redditus, prout dictum est, a predicta Alicia & heredibus suis uel assingnatis exigere nec uendicare potero nec poterunt in perpetuum. Et ut hec mea concessio, remissio & quieta clamantia pro me & pro heredibus meis uel assingnatis rata & stabilis inperpetuum permaneat, huic scripto sigillum meum apposui; hiis testibus, Henrico Oweyn, Willelmo le Espicer, Thoma Soweyn [*sic*], Andrea de Pirie, Ricardo le Espicer, Radulfo de Cokeswelle & aliis. Dat' die Lune in crastino Pasche, anno regni regis Edwardi filii regis Henrici uicesimo quarto.

S. Mary the V. 57 Mar. 26, 1296

476.

[Alicia Noel sells the tenement to Richard de Schrovesbury.]

Sciant presentes & futuri quod ego Alicia Noel de Northneuton in mea ligea ac plena potestate dedi, concessi & hac presenti carta mea confirmaui Ricardo dicto Taylur de Schrouesbur' capellano unum mesuagium cum duabus seldis in uilla Oxonie in Gropelane quod situm est inter terram Ospitalis sancti Iohannis extra portam orientalem Oxonie ex parte una & terram prioris & conuentus sancte Frideswide Oxonie ex altera; habendum & tenendum dictum mesuagium cum predictis duabus seldis & cum omnibus eorum ubique pertinenciis predicto Ricardo, heredibus suis & suis assignatis de capitalibus dominis feodi per seruicia inde debita & consueta libere, quiete, integre, bene & in pace, iure hereditario imperpetuum, pro omni seruicio seculari, exaccione & demanda. Et ego uero predicta Alicia & heredes

S. Mary the V. 55 Sept. 19, 1299

mei totum predictum mesuagium cum predictis duabus seldis predicto Ricardo, heredibus suis & suis assignatis contra omnes homines et feminas warentizabimus & defendemus imperpetuum. Pro hac autem donacione, concessione & huius presentis carte mee confirmacione dedit michi predictus Ricardus decem marcas argenti pre manibus. Et ut hec mea donacio, concessio & huius presentis carte mee confirmacio firma & stabilis imperpetuum permaneat & inuiolata huic presenti carte sigillum meum apposui. Hiis testibus, Roberto de Wormenhale tunc maiore uille Oxonie, Cristoforo filio Simonis & Philippo de Wormenhale balliuis eiusdem, Iohanne With, Ada de Spalding, Iohanne de Hamsteyde, Benedicto de Tackele, Henrico de Weston, Roberto de Miltone & aliis. Dat' apud Oxoniam die Sabbati proxima ante festum sancti Mathei apostoli & euangeliste anno regni regis Edwardi uicesimo septimo.

477.

[Richard de Schrovesbury grants the tenement to the Hospital.]

S. Mary the V. 17 c. 1300–1312

Universis sancte matris ecclesie filiis ad quos presentes littere peruenerint Ricardus dictus le Tayllur de Schrouesbury capellanus salutem in domino sempiternam. Nouerit universitas uestra me diuini amoris intuitu & pro salute anime mee & pro animabus antecessorum meorum concessisse[1] & omnino quietum clamasse pro me & heredibus meis vel assignatis meis deo & beate Marie & magistro & fratribus & infirmis hospitalis sancti Iohannis extra portam orientalem Oxonie & eorum successoribus totum ius & clamium quod unquam habui vel aliquo modo habere potui in illo tenemento cum duabus seldis & redditibus & cum omnibus aliis suis pertinenciis, quod vero tenementum predictis magistro & fratribus hospitalis predicti ad terminum viginti et sex annorum ad firmam dimisi. Et quod tenementum situm est in parochia beate Marie virginis Oxonie in quodam vico qui vocatur Gropecuntelane inter tenementum predictorum magistri & fratrum hospitalis predicti ex parte boreali & tenementum prioris & conuentus sancte Fredeswyde Oxonie ex parte australi; quod quidem tenementum cum omnibus suis pertinenciis predictis ego predictus

[1] The deed has the appearance of being only a confirmation and a quitclaim, in which case there would be no record who gave the property to the Hospital; but it is probable that the form of a quitclaim was used merely because the Hospital had already obtained a lease of the tenement.

Ricardus emi de Alicia Nowel, que me inde per cartam suam feoffavit; habendum & tenendum totum predictum tenementum cum omnibus suis pertinenciis predictis dicto hospitali & magistro & fratribus & eorum successoribus in perpetuum; reddendo inde annuatim & faciendo capitalibus dominis seruicia subscripta, videlicet procuratoribus ecclesie beate Marie virginis predicte tres solidos per annum ad quatuor anni terminos principales & usuales per equales porciones et Philippo de Ew et heredibus suis decem denarios per annum pro omni seculari seruicio, consuetudine, exaccione & demanda; ita videlicet quod nec ego aut heredes vel assignati mei nec aliquis alius per me vel pro nomine meo aliquid iuris vel clamii in dicto tenemento, seldis & redditibus cum omnibus suis pertinenciis de cetero exigere potero aut vendicare. In cuius rei testimonium presentibus litteris sigillum meum apposui.

15. Balle's Shops.

North of Perle's came a holding which in the rentals is often called Balle's shops, from the name of an early tenant. A quitrent was given by Adam Crust in 1257, and the freehold was given next year. The Hospital must subsequently have alienated the tenement for a quitrent of 8*s.*, which is mentioned in the rental of 1293 but not in the *Hundred Rolls* of 1279; in 1312 the freehold was recovered. In 1467 the site of Balle's and Perle's was an orchard where once were two shops and a stable, bounded on the south by a tenement of St. Frideswide's, and on the north by a toft of the chantry of St. Thomas. In that year it was granted to Oriel (*see* no. 638), and the measurements of the property are given, but no. 481 postulates that at one time the holding of the Hospital was larger.

478.

[Adam Cruste for six marks sells to the Hospital a rent of six shillings.]

Sciant presentes & futuri quod ego Ada Croste dedi, concessi & hac presenti carta mea confirmaui pro me & heredibus meis fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie sex solidatas annui redditus quas solebam percipere annuatim de Waltero de Middeltone de quadam domo sita inter domum Henrici Perle ex una parte & domum Galfridi Aurifabri ex altera in parochia beate Marie percipiendos [*sic*] ad quatuor anni terminos scilicet ad festum sancti Thome apostoli octodecim denarios & ad festum sancte Marie in Marcio octodecim denarios & ad festum sancti Iohannis Baptiste

S. Mary the V. 2 Cart. fol. 21b Mich. 1256–Mich. 1257

octodecim denarios & ad festum sancti Michaelis octodecim denarios, et totum ius quod habui uel habere potui in predicta domo cum pertinenciis; habend[as] & tenend[as] dictis fratribus & eorum successoribus dictas sex solidatas redditus cum pertinenciis libere, quiete, bene & in pace, reddendo inde annuatim Martino Croste unum denarium ad Pascha pro omni seculari seruitio, exactione & demanda. Ego uero Adam Croste & heredes mei dictas sex solidatas annui redditus cum pertinenciis dictis fratribus & eorum successoribus contra omnes gentes warantizabimus, defendemus & acquietabimus inperpetuum. Et si ego Adam Croste & heredes mei illas sex solidatas annui redditus cum pertinenciis dictis fratribus uel eorum successoribus warantizare non poterimus dabimus exscambium dictis fratribus ad ualorem tanti redditus de domo mea sita in parochia Omnium Sanctorum de feodo dictorum fratrum. Pro hac autem donatione, concessione & warantizatione dederunt michi predicti fratres sex marchas argenti pre manibus. Et ut hec mea donatio, concessio & carte mee confirmatio rata & stabilis permaneat huic scripto sigillum meum apposui. Hiis testibus, Ada Feteplace tunc maiore Oxonie, Galfrido de Henkesteshe, Roberto Molendinario tunc prepositis Oxonie, Waltero Aurifabro, Galfrido fratre eius, Willelmo de Wincestria, Alfredo le Spicer, Waltero de Middeltone, Petro pistore & aliis.[1]

479.

[Galfridus le Verrer grants and quitclaims to the Hospital a tenement in Grove Street.]

S. Mary the V. 33 Cart. fol. 21b [Prob. Mich. 1257–Mich. 1258]

Sciant presentes & futuri quod ego Garfridus [*sic*] le Uerrer dedi & concessi, quietum clamaui & hac presenti carta mea confirmaui pro me & pro heredibus meis fratri Henrico tunc custodi Hospitalis sancti Iohannis extra portam orientalem Oxonie & fratribus eiusdem loci totum illud tenementum meum cum omnibus pertinenciis suis quod iacet inter terram que fuit Walteri de Miltone ex una parte & terram Henrici Perle ex altera parte in Gropecuntelane in parochia beate Marie uirginis Oxonie; habendum & tenendum predicto Henrico & confratribus suis & suis successoribus libere, quiete, integre & bene, in pace in perpetuum cum omni iure & clamio quod habui uel habere

[1] At the foot 'Transcrib''. Seal, pointed oval, $\frac{7}{8}$ in. × $\frac{1}{2}$ in., a crescent and a star above a basket, SIGILLVM ADE CRVSTE. From the mention of Henry Perle and Walter de Milton we assume that the house was in Grove Street.

potui in predicto tenemento cum pertinenciis. Pro hac autem donacione, concessione, quieta clamacione & confirmacione dederunt michi predicti frater Henricus & sui confratres pre manibus uiginti solidos sterlingorum. Et ut hec igitur mea donacio, concessio, quietaclamacio & confirmacio firme & stabiles in perpetuum permaneant, huic presenti scripto sigillum meum apposui. Hiis testibus, Nicholao de Stokwelle tunc maiore Oxonie, Iohanne de Coleshulle, Galfrido le Mercer tunc prepositis Oxonie, Waltero Aurifabro, Galfrido fratre eius, Henrico Perle, Willelmo de Wincestria, Alfredo Specer, Willelmo Specer iuniore, Ricardo Marscallo, Petro Pistore, Alexandro Kniht, Galfrido clerico & aliis.[1]

480.

[William of Gloucester and Rose his wife quitclaim to the Hospital two shops in Grove Street.]

S. Mary the V. 24 Apr. 20, 1312

Omnibus Christi fidelibus ad quos presentes littere peruenerint Willelmus de Gloucestria & Roesia uxor eius salutem in domino sempiternam. Noueritis nos concessisse & omnino pro nobis & heredibus nostris in pura [*sic*] & perpetua elemosina quietum clamasse uiris religiosis fratri Nicholao, magistro Hospitalis sancti Iohannis Baptiste extra portam orientalem Oxonie & eiusdem loci confratribus & eorum successoribus totum ius & clameum quod habuimus & habemus vel aliquo modo habere poterimus in duabus schoppis cum pertinenciis in Oxonia; que quidem schoppe site sunt in Gropelane inter tenementum predicti magistri ex parte una & tenementum Lucie que fuit uxor Ade de Shidȝerde ex parte altera; ita quod nec nos nec heredes nostri nec aliquis alius nomine nostro in posterum aliquod ius vel clameum in predictis schoppis cum pertinenciis exigere uel uendicare poterimus, set ab omni accione & remedio iuris imperpetuum simus exclusi. Et nos vero predicti Willelmus & Roesia & heredes nostri predictas schoppas cum pertinenciis predictis viris religiosis & confratribus & eorum successoribus ut dictum est contra omnes mortales in pura & perpetua elemosina warantizabimus, acquietabimus & imperpetuum defendemus. In cuius rei testimonium hiis litteris nostris sigilla nostra apposuimus; hiis testibus, Philippo de Wurmenhale, Iohanne Aurifabro, Adam de Spaldyng de Oxonia, Willelmo de Mersshtone, Waltero de Rodestone, Iohanne de Croxford filio Willelmi de Weltone, Willelmo de Tappesfeld de Londone,

[1] At the foot 'Transcribitur'. Seal, green, pointed oval, $1\frac{1}{4}$ in. × $\frac{7}{8}$ in., a fleur-de-lis, S' GALFRIDI LE VERER.

Ricardo de Hattecoumbe clerico & aliis. Dat' apud Londone, die Iouis proxima ante festum sancti Georgii martiris anno regni regis Edwardi filii regis Edwardi quinto.[1]

481.

[Ricardus de Mortone grants to the Hospital a strip of land.]

S. Peter in E. 14 Mich. 1298–Mich. 1299

Sciant presentes & futuri quod ego Ricardus de Mortone barbator de Oxonia dedi, concessi, & hac presenti carta mea confirmaui magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie quandam placeam terre continentem in longitudine uiginti pedes & in latitudine quatuor pedes cum quadam cloaca existente ad caput australe eiusdem placee & cum quadam gutera existente ad caput boriale dicte placee iuxta terram[2]; & iacet dicta placea in longitudine inter tenementum magistri Ade Schydyerd ex parte orientali & tenementum predictorum magistri & fratrum ex parte occidentali; & ad unum capud australe se extendit usque ad tenementum predicti magistri Ade, et ad caput boreale se extendit usque ad terram Gilberti de Grens[ted; habendam & tenen]dam predictam placeam terre cum predictis cloaca & gutera & cum omnibus aliis suis pertinenciis predictis magistro & fratribus hospitalis predicti libere, quiete, bene & in pace imperpetuum absque aliquo seruicio inde faciendo. Et ego predictus Ricardus & heredes mei predictam placeam terre cum predictis cloaca & gutera & cum omnibus aliis suis pertinenciis predictis magistro & fratribus & eorum successoribus contra omnes gentes warentizabimus imperpetuum et defendemus. In cuius rei testimonium huic presenti carte sigillum meum apposui, hiis testibus, Roberto de Wormenhale tunc maiore Oxonie, Philippo de Wormenhale & Cristoforo de Oxonia tunc balliuis eiusdem, Philippo de Ow, Iohanne de Ow, Ricardo le Especer, Andrea de Purye, Thoma de Henxeye, Andrea Culuerd, Iohanne le Orfeure, Radulfo de Stok' & multis aliis.[3]

[1] Two white seals; on the right, circular, $\frac{7}{8}$ in., a star or flower with eight points, S' WILLI D' GLOVSETR'; on the left a pointed oval, $1\frac{3}{8}$ in. × 1 in., a fleur-de-lis, S' RO. . . . Because of the name of Adam of Shidyerd we may assign this deed to the holding of the Hospital on the west side of Grove Street.

[2] This must mean 'adjoining the said piece of land'.

[3] Endorsed 'Gropelane'. It is not stated that this land was in St. Mary's parish; but deed no. 482 informs us that Gilbert de Grensted held land in St. Mary's parish in Grove Street. As Richard grants the gutter of the house on the north side, it is clear that this must have been his property, and Gilbert de Grensted his tenant; possibly Adam Schydyerd was also his tenant. According to the description of the property in 1467 (no. 638) the property at that time was not on the west side of the tenement of Adam of Schydyerd or of any other tenement.

16. Three Shops in Grove Street.

The following two deeds refer to a tenement in St. Mary's parish in Grove Street, which is not known to have become the property of the Hospital. Perhaps the deeds accidentally passed into the possession of the Hospital in connexion with nos. 604 and 606. The assumption is that Henry de Oseberstone, barber, was the successor of Richard de Mortone, barber, and that Adam de Schydyerd, mentioned in no. 481, either gave his land to St. Mary's church, or (more probably) held his land from the rector of St. Mary's. The tenement of St. Thomas's Chantry, mentioned in no. 638, probably embraced the land of Adam de Schydyerd as well as the land to the north of it.

482.

[Nicholas de Grenestede quitclaims to Henry de Oseberstone three shops in Gropelane.]

S. Mary the V. 36 Jan. 11, 1324

Pateat uniuersis per presentes quod ego Nicholaus de Grenestede filius quondam Gilberti de Grenestede burgensis Oxonie concessi, remisi & pro me & heredibus meis ac meis executoribus imperpetuum quietum clamaui Henrico de Oseberstone barbitonsori, heredibus suis, ac suis assignatis totum ius & clamium quod habui, habeo, uel in futurum aliquo iure meo habere potero in tribus schoppis cum solariis & omnibus suis pertinenciis; que quidem schoppe situate sunt coniunctim in Gropelane in parochia beate Marie uirginis Oxonie inter tenementum rectoris ecclesie beate Marie uirginis supradicte ex parte una & tenementum Willelmi de Swylyngtone ex parte altera; ita uidelicet quod nec ego dictus Nicholaus nec heredes mei nec mei executores nec aliquis per nos seu nomine nostro aliquod ius uel clamium in dictis schoppis uel aliquibus suis pertinenciis de cetero exigere ualeamus uel quoquomodo uendicare sed per presentes ab omni uire & clamio in perpetuum simus exclusi. In cuius rei testimonium sigillum meum presentibus est appensum. Hiis testibus, Roberto de Watelynton tunc maiore Oxonie, Roberto del Bache, Symone de Gloucestria tunc balliuis eiusdem uille, Henrico de Hethrop, Iohanne de Gonewardby, Radulpho le Grasiere, Willelmo Barbitonsore & aliis. Dat' Oxonie die Mercurii proxima post festum Epiphanie domini, anno regni regis Edwardi filii regis Edwardi septimo decimo.[1]

[1] In the *Liber Albus* (will no. 137) we learn that Dionisia, widow of William de Westbury, on July 31, 1349, left to John de Holt a tenement in Grope Lane; and no. 604 shows that she was the daughter of Henry de Oseberston.

483.

[John de Holte grants the shops to Roger de Norwode.]

S. Mary the V. 42 Feb. 20, 1350

Sciant presentes & futuri quod ego Iohannes de Holte dedi, concessi & hac presenti carta mea confirmaui Rogero de Norwode de Oxonia tres shopas cum pertinenciis in Oxonia in parochia beate Marie uirginis situatas in uico uocato Gropelane, inter tenementum quondam rectoris ecclesie beate Marie uirginis ex parte una & tenementum quondam Willelmi de Swylyngton ex parte altera, habendas & tenendas predictas tres shopas cum pertinenciis predicto Rogero & heredibus suis ac suis assignatis de capitalibus dominis feodi illius per seruicia inde debita & de iure consueta imperpetuum. Et ego predictus Iohannes & heredes mei predictas tres shopas cum pertinenciis predicto Rogero & heredibus suis ac suis assignatis contra omnes gentes warantizabimus & defendemus imperpetuum. In cuius rei testimonium huic presenti carte sigillum meum apposui. Hiis testibus, Iohanne de Bereford tunc maiore uille Oxonie, Iohanne de Stodle & Nicholao Gerland tunc balliuis eiusdem uille, Iohanne de Falle, Iohanne de Bedeford, Henrico de Malmesbury, Durando de Bugwell, Willelmo le Northern, Iohanne de Langrissche clerico & aliis. Dat' apud Oxoniam uicesimo die Februarii, anno regni regis Edwardi tercii post conquestum Anglie uicesimo quarto & Francie undecimo.

17. The house of Walter de Enesham.

This tenement did not become the property of the Hospital. It lay on the north side of St. Mary's Church, and we know from the Godstow and Oseney Cartularies that the house was given to Godstow, and the rent of four shillings to Oseney.

484.

[Walter de Enesham grants and quitclaims to magister Martin de Wintonia a messuage on the north side of St. Mary's church.]

S. Mary the V. 43 Mich. 1237–Mich. 1238

Sciant presentes & futuri quod ego Walterus de Enesham Illuminator dedi & concessi & quietum clamaui pro me & heredibus meis magistro Martino de Wintonia illud mesuagium cum omnibus pertinentiis & aisiamentis suis & totum ius quod in eo habui uel habere potui; quod scilicet mesuagium est inter terram Iohannis Pilet & terram Agathe filie Agnetis iuxta cimiterium beate Marie uirginis in

Oxonia; habendum & tenendum sibi & heredibus suis uel suis assignatis pro me & heredibus meis in perpetuum, libere, quiete & integre; reddendo inde annuatim pro me & heredibus meis capitali domino feodi quatuor solidos ad quatuor terminos anni, uidelicet ad Natale domini XII denarios, & ad festum beate Marie in Marcio XII denarios, & ad Natiuitatem beati Iohannis Baptiste XII denarios & ad festum sancti Michaelis XII denarios pro omni seruitio, exaccione & demanda. Pro hac autem donatione, concessione, & quieta-clamacione dedit michi predictus magister Martinus XII marcas argenti in gersumam. In huius rei testimonium huic scripto sigillum meum apposui. Hiis testibus, Galfrido de Stocwelle tunc maiore Oxonie, Laurentio Log & Iohanne Pille tunc prepositis, Thoma le Werrur, Alano Submuro, Roberto le Rus, Iohanne de Stanleya, Thoma Scriptore, Roberto de Derbi, Thoma Pasche, Willelmo de Breiles, Adam de Couentre, Iohanne Bulebanne & aliis.[1]

18. A HOUSE OF ST. FRIDESWIDE'S.

The following deed refers to a tenement which became the property of St. Frideswide's about 1255. It stood where the front gate of All Souls is.

485.

[Robert, son of Robert de Pelte, grants a messuage to Agnes de Trop.]

S. Mary the V. 39 Mich. 1246–Mich. 1247

Sciant presentes et futuri quod ego Robertus filius Roberti de Pelte dedi & concessi & hac presenti carta mea confirmaui Agneti de Trop mansum meum cum pertinenciis in parochia beate Marie Oxonie iacens inter terram Iohannis Curci & terram que fuit aliquando Iohannis de Stanleya pro homagio & seruicio suo, habendum & tenendum de me & heredibus meis, sibi & heredibus suis uel cuicumque dare uel uendere uel legare uoluerit iure & [*sic*] hereditario, libere, quiete, & pacifice imperpetuum: reddendo inde annuatim ecclesie beati Petri uersus orientem sexdecim denarios & michi & heredibus meis unum denarium ad Pasca pro omni seruicio, exactione & demanda. Et ego Robertus & heredes mei warantizabimus dicte Agneti & heredibus suis uel suis assignatis uel legatariis suis dictum mansum cum suis pertinenciis contra omnes homines & feminas. Pro hac autem donacione, concessione & carte mee confirmacione

[1] Seal, green, pointed oval, $1\frac{1}{8}$ in. × $\frac{3}{4}$ in., a star above an eagle perched; S' WALTERI DE EYNESHAM.

dedit michi predicta Agnes centum solidos sterlingorum pre manibus. Ut igitur predicta robur & firmitatem optineant, huic scripto sigillum meum apposui. Hiis testibus, Laurencio Wyth tunc maiore Oxonie, Iohanne Curci & Adam iuxta murum tunc prepositis Oxonie, Willelmo le Spicer, Iohanne Bulebanne, Waltero Godecnape, Willelmo de Hely, Reginaldo le Luminur, Roberto le Rus, Thoma Sukeling, Laurencio Log, Iohanne le Scriuen, Willelmo de Hastune, Galfrido Giffard, Rogero le Bolter, Waltero Gulle & aliis.[1]

19. The house of William de Wellys.

This house, as we know from an Oseney deed, was towards the north end of Cat Street on the west side, and was on the north side of that tenement which at first belonged to St. Frideswide's, and subsequently to Magdalen (*see* no. 456). It is only mentioned incidentally, and in reality the deed would more rightly be reckoned among the charters of the parish of St. Mary Magdalen.

486.

[William de Wellys pledges his house in Cat Street for the due payment of a rent to the Hospital.]

S. Mary the V. 26 Sept. 29, 1318

Uniuersis sancte matris ecclesie filiis pateat per presentes quod nos Willelmus filius Roberti de Wellys & Iohanna uxor mea fatemur nos coniunctim & diuisim teneri & per presentes firmiter obligari magistro & fratribus hospitalis sancti Iohannis extra portam orientalem Oxonie annuatim, quamdiu uixerimus, in uiginti solidis sterlingorum pro quodam tenemento quod dicti magister & fratres nobis ad terminum uite nostre concesserunt, prout in quodam scripto inter nos inde confecto plenius continetur; ad quam quidem solucionem plenarie faciendam ac etiam dictum tenementum sumptibus nostris propriis competenter reparandum & sustentandum, obligamus nos, heredes & executores nostros ac etiam omnia bona nostra mobilia & immobilia, ubicumque fuerint inuenta, iurisdiccioni & subieccioni cuiuscumque iudicis ecclesiastici seu secularis; districcioni etiam balliuorum domini regis seu aliorum, prout dictis magistro & fratribus melius uiderit expedire. Obligamus etiam dictis magistro & fratribus quoddam tenementum nostrum situatum in parochia beate Marie uirginis Oxonie inter tenementum prioris & conuentus sancte Frides-

[1] Seal, red, pointed oval, $1\frac{1}{4}$ in. × $\frac{3}{4}$ in., a fleur-de-lis, S' ROB'TI FIL' ROB'TI. For the history of this tenement see *Cart. St. Frid.* i, pp. 315–18.

wyde ex una parte & tenementum Iohannis de Bealmound ex altera parte; ita quod liceat dictis magistro & fratribus in dicto tenemento nostro in quorumcumque manus deuenerit sine aliqua contradiccione de die in diem distringere & districciones retinere quousque eisdem magistro & fratribus tam de dicto redditu quam de reparacione & sustentacione dicti tenementi una cum dampnis & expensis, si que uel quas ea occasione per nos sustinuerint, plenarie fuerit satisfactum. In cuius rei testimonium sigilla nostra presentibus apposuimus. Dat' Oxonie die Veneris in festo sancti Michaelis archangeli, anno regni regis Edwardi filii regis Edwardi duodecimo.[1]

20. Unidentified.

We cannot tell to which house in St. Mary's the following deed refers. The seal of deed no. 420 informs us that Thomas le Verrer was the son of Elviva, probably sister of Cristina, daughter of Robert Stelmere (*see* no. 419); yet it is not likely that this deed refers to the tenement at the west end of St. Mary's, held by Thomas Verrer. We have early deeds about that tenement and about the tenements on the west and north, which belonged to Oseney and Godstow respectively, and none of them make mention of Hereword the weaver, or of Robert and Hugh Burewold.

487.

[Hugo Burewold recognizes the right of Alviva and her son in certain land in St. Mary's.]

Sciant omnes presentes & futuri quod ego Hugo filius Roberti filii Burewoldi recognoui Aluiue filie Roberti parmentarii & Thome filio eiusdem Aluiue rectum suum de parte illius terre uersus curiam que fuit Herewordi telarii & Cecilie uxoris sue in parochia sancte Marie; quam partem terre Robertus filius Burewoldi pater meus Herewordo & Cecilie uxori sue prenominatis abstulerat & in proprios usus conuerterat & edificauerat. Et ideo ego pro salute animarum patris & matris mee, necnon pro salute anime mee predictam partem terre integre reddidi prefate Aluiue & Thome filio eius & heredibus suis, ita quod predicta Aluiua & Thomas filius eius & heredes sui totam terram que fuit predicti Herewordi & Cecilie uxoris eius in longum & in latum & in profundum habeant & teneant de me & heredibus meis in feodo & hereditate libere & quiete & adeo integre sicut Herewordus

S. Mary the V. 41 c. 1210

[1] The house which Robert de Wellys once held under the Hospital at a rent of 20*s*. was no. 4 Magdalen Street.

predictus & Cecilia uxor eius umquam aliquo tempore melius & integrius tenuerunt ullo tempore antecessorum meorum; reddendo annuatim pro tota terra premissa quatuor solidos ad duos terminos anni pro omni seruicio & pro omni exactione, uidelicet duos solidos ad Pasca & duos solidos ad festum sancti Michaelis. Et ego & heredes mei warantizabimus totam predictam terram integre prefate Aluiue & Thome filio eius & heredibus suis contra omnes homines. Et pro superfecto quod Robertus pater meus super premissam partem terre posuerat & edificauerat & pro warantizacione mea tocius premisse terre sepedicta Aluiua & Thomas filius eius dederunt michi tres marcas argenti. Et ut perpetuo firmum & inconcussum permaneat hac mea presenti carta & sigillo meo confirmaui. Et ego Laurentius Kepeherm concessi & hoc scripto presenti confirmaui totam predictam terram prefate Aluiue & Thome filio eius & heredibus suis habendam plenarie & tenendam integre de me & heredibus meis hereditarie per illud idem seruicium annuatim reddendum sicut Hugo filius Roberti nepos meus tradidit habendam & eis confirmauit tenendam, & etiam totam terram premissam & prediuisam ego & heredes mei warentizabimus Aluiue & Thome filio eius & heredibus suis. Et pro concessione mea & confirmacione & warentizacione mea sepedicte terre, sepenominata Aluiua & Thomas filius eius dederunt michi duo bisantia. Et quia uolo quod hec mea concessio & confirmacio & warentizacio perpetuo firma & stabilis permaneat sigilli mei impressione corroborare curaui; hiis testibus, Thoma filio Eilrici, Willelmo filio Radulfi, Turoldo Corduenero, Waltero filio Iohannis le Knit, Laurantio [*sic*] filio Wiardi, Alexandro Fabro, Laurentio Wnder, Rogero filio Burewoldi, Willelmo de Ou, Thoma filio Edwini, Willelmo Aurifabro, Adam de Piria, Waltero Uitreario.[1]

[1] Originally with two seals; that on the left alone remains, circular $1\frac{1}{2}$ in., a fleur-de-lis, [SIGILL] HVGONIS FILII R. . . .

APPENDIX I

DESCRIPTION OF PLANS

Plan I is a tracing from a plan made in 1771 or 1772 by Mr. J. Gwynne, architect for the City of Oxford, when it was proposed to rebuild Magdalen Bridge. The original is in the British Museum, in the King's Library, with the press-mark K. xxxiv. 32. It is reproduced here to show the position of the property in St. Clement's parish, which belonged to the Hospital of St. John, and the line of the buildings to the west of Magdalen College.

Plan V is compiled from four sources. From the Ordnance Survey it has been possible only to give the tenements at the eastern and western ends, as the rest of the site had been cleared when the Survey was made. The Angel has been plotted in from the collotype which is now Plate VI. The shape of Ram Alley is known from a plan on a lease of that tenement, and the tenements next to it on the east are known from a lithograph plan now in the University Archives. Plans IV, III, and II are obtained by working back from Plan V, making use of evidence which is given in this volume.

Plan VI is taken from an original in the possession of Mr. Percy Manning, in which the part leased from Oriel on the eastern side is marked blue, and the part on the western side with a frontage of 44 ft. 4 in., leased from University College, is yellow. It will be noticed that the Carriage Entrance was through the property of Oriel College.

Plan VII is based upon the Ordnance Survey. The size of the tenements from Ing Hall to Katerine Hall is certain; Wileby Hall is represented as the same size as Katerine Hall because, according to Oseney deeds, they were originally halves of one tenement; from that point to the corner of Queen's College the succession of the tenements is certain, but not their breadth or depth. It will be noticed that, when the front of Queen's College was built, a small strip of the public road was acquired from the Town, and a larger strip was thrown into the road, though it is believed that it is still the property of the College. The rest of the tenements eastward are given from the Ordnance Survey. At the north end of White Hall the portion

which was sold to Queen's College (see p. 325) is marked with dotted lines, and as it is known that the site of the chapel of St. Edmund Hall was once New College land, it will be seen that the eastern boundary of that Hall was originally a straight line. The width of the road running northward from East Gate is known for the reason that it belonged to New College by the gift of William of Wykeham, and a house was ultimately erected there, of which we know the width.

Plan VIII gives two tracings from originals at Magdalen. The plan of Ing Hall was made about 1725, when there was a proposal, which fell through, that it should be given to All Souls in exchange for the Three Cups, near Carfax. The plan of the other tenement was probably made to show how much Dr. Gibson, Provost of Queen's, proposed to pull down, when he acquired his lease in 1725. A comparison with Plan VII will show that the line of what became the Provost's Garden is different from the dotted line which appears in Plan VIII. Mr. Litchfield's printing establishment, which is marked on this plan, is frequently mentioned in Hearne's Diary.

Plan IX is traced from the original in the University Archives. The situation of the tenement is more obvious in Plan XII.

Plan X is also from the University Archives; but its proportions are very inaccurate, both Cat Street and Exeter College lane being represented as about four feet wide, whereas the width was over twenty feet. Plate XII shows the same site, correctly plotted out.

Plan XI is from the original in the University Archives. It is the only authority we have which shows the size and position of the houses at the north end of Cat Street, opposite the Bodleian.

Plan XII is a combination of the Ordnance Survey and Plans IX, X, XI; and the holding of Magdalen at the south-east corner of the Bodleian is from a drawing of 1613, now framed and hung in the Bodleian.

Plan XIII is from the original in the University Archives; permission to make this tracing, and also Plans IX, X, and XI, was kindly given by the Keeper of the Archives. If it is compared with Cole's map of December 1713, reproduced in Skelton's *Oxonia Antiqua*, Plate 133, the inaccuracy of this earlier map is obvious. The Parish House was not due north of the corner of the Bodleian, but somewhat westward. It seems that 'the Parish House' of our Plan is the same as 'Marsh's House' in the map of December 1713, and 'The New Printing House' of our Plan is 'Mr. Barnes's Room' in the later map.

Plan XIV is traced from two originals at Magdalen College.

Plan XV is a conjectural reconstruction of the northern part of Grove Street. The size of William Hall is known from leases in the University Archives, the depth of Deep Hall from an Oseney deed; all the other measurements are from the present volume, except the length of the west side of the toft of the chantry of St. Thomas; this comes from an Oriel deed, calendared by the late Provost, Mr. C. L. Shadwell.

APPENDIX II

ON THE TOWN-PLANNING OF SAXON OXFORD

When Plans II, III, IV, and V are compared, it will be noticed that the shape of the tenements becomes more and more irregular with process of time, and that, if we work back from 1870 to 1280, lines in the modern map which have no meaning are found to be the remains of a time when the district was marked off into holdings of a regular shape, like building sites on any field in the suburbs of Oxford. If we had only the later plans, we might think that the block had at one time been one large holding, or perhaps two, and that portions had been separated from time to time as purchasers made offers, a corner being sold here, and another corner there. But the earlier plans prove that this was not the case. Before any house was built, the plots must have been marked out by the man to whom the whole site belonged. Nor is it a peculiarity of this portion of Oxford. It is found throughout the City, though the proof is not so convincing in all parts; but a glance at the series of plans in this volume will show that most of the holdings in Oxford have an artificial shape, the boundary lines are in no case curved,[1] and neighbouring tenements, though not equal in breadth, are nearly always equal in depth.

But the cautious reader will ask how he is to be sure that Plans II and III represent the state of affairs in 1280 and 1448, and are not merely an invention to support a theory. There is no map of Oxford earlier than 1750, and plans of isolated tenements are rare before 1700, and are often out of scale. Yet the main lines of

[1] Perhaps the only approach to a curved line in the whole of Oxford is on Plan VII: there may have been some tree or gravel-pit at that spot, which dislocated the line in early times.

Plans II and III may be trusted; for many of the tenements, especially those facing High Street, had not changed hands for 600 years, until they were recently sold to the University. The shape of the tenements behind is not so well known, especially between Kibald Street and Merton Street, and it may be that they were not so methodically rectangular as in the plan, but it is enough that the houses on the north side are known to have been all of the same depth and all rectangular, and are evidently not an instance of squatters each seizing the piece that suited him, but must have been planned by some authority in early times.

But if this is allowed, it might still be asked whether the planning took place in Saxon or Norman times. May we assume that what was true of the site in 1280 was true in 1066? To many this seems a dangerous assumption; and there is a tendency to think of Saxon times as uncivilized, and to assign to Norman times any proof of organized government on a large scale. Some who would allow that a town might be town-planned in Norman times, would hesitate to admit it in Saxon times. But it may be pointed out that though Plan II represents the site about 1280, yet in the Cartulary the title-deeds of many of the tenements run back forty or sixty years earlier; and that the tenements seem to have been in 1220 exactly of the same shape as in 1280. And in connexion with St. Frideswide's and Oseney we have earlier deeds, though not about this part of Oxford; but many of their tenements which are mentioned in 1150 can easily be identified in the Hundred Rolls of 1279. Between these two dates there was no rearrangement of the geography of Oxford. We can even go back twenty years earlier to 1129, when Robert D'Oyley gave to Oseney twelve houses in Oxford, mentioning their names, which houses figure in the Hundred Rolls of 1279 and in the Oseney rentals, and in fact to this day remain as tenements, though in some cases subdivided in modern times. For the forty-three years between Domesday Book and 1129 we have practically no deeds about Oxford, but there is not the least reason to think that there was during that period any alteration in the bounds of Oxford, the directions of the streets, or even in the churches and parishes of Oxford. In the Cartularies of Oseney and St. Frideswide the parishes of Oxford from the very earliest times were the same as in 1279, and the only church that we know to have been founded after the Norman Conquest is St. Giles's. We may therefore assume that the position of the walls of Oxford, the position of the churches, the shape of the

streets, and the shape of the tenements were much the same in 1066 as in 1279, and in fact the evidence goes to show that there was less change in those two centuries than in the two centuries which followed 1279. If, therefore, we are convinced by Plan II that there must have been town-planning in that part of Oxford, it must have taken place in Saxon times.

But it is not only the shape of the tenements which shows that Oxford was town-planned; it is also shown by the plan of the streets and by the situation of the churches. The plan of Oxford is rectangular; all the streets meet at right angles with two exceptions, both of which are modern, viz. New Road, made in 1771, which makes an acute angle with Castle Street, and King Edward Street, which makes an acute angle with Oriel Street. With these exceptions the plan of Oxford is like a gridiron. Now towns fall into two classes, gridirons and spiders'-webs; towns that are planned are the former, towns that grow are the latter. All our modern towns have grown, and their plans are like spiders'-webs, for the reason that they start from a focus, probably a hamlet, which is connected by a network of roads with neighbouring hamlets and towns, and when growth takes place, houses are built along these roads. In the case of modern towns like Bournemouth or Aldershot, we can see the process taking place before our eyes, and in modern Oxford we have in Cowley and North Oxford the strands of the spider's-web in the main roads which stretch away from Oxford. But within the walls of Oxford it is otherwise. The streets must have been laid down before building began; the whole site was mapped out into rectangles, and there are no diagonal streets. In short, the plan of the streets proves that Oxford was not a village which grew into a town, but started full-grown as a town.

Not only must the streets and the sites for houses have been planned at one time, but the sites of the churches must have been settled at the same time. Our custom is to build a church only when it becomes necessary owing to the growth of population; but it seems that the Saxons set apart sites for churches in Oxford at the time when they planned the rest of the town. This is proved by the large number of churches which stood at the junctions of roads. The following churches stood at the meeting of four roads:[1]—

[1] For the position of the churches and streets of ancient Oxford the reader may be referred to the frontispiece of the *Oxford Deeds of Balliol College* (O.H.S.).

St. Peter le Bailey, St. Martin, All Saints, St. Mary, St. Ebbe, St. Mildred, and St. Michael North; the following were at the meeting of three roads:—St. Peter in the East, St. Edward, St. Michael South, St. Frideswide, and St. John. Only one church stood at no corner, namely St. Aldate's; for until modern times there was a row of houses on its east side, as there still is on its north side. If it is suggested that a junction of four roads is the prominent site which a builder of a church prefers, the answer is that it is also the site which the shop-keeper prefers; and it was so in early ages as much as now, for corner-sites commanded the highest rent of all. A valuable corner-site is just the piece of land which cannot be acquired when houses have once been built. If we think of the modern places of worship which have been built in Oxford, few of them have been able to secure a junction of four roads. St. Andrew's is so situated; the Pusey House chapel and St. Margaret's are at the meeting of three roads; St. Philip and St. James, St. Aloysius, St. George's, and the new chapel of the Presbyterians are at no junction of roads. Furthermore St. Andrew's is only at a junction of four roads because the site was set apart before the houses of that neighbourhood were built. If it were desired now to build a church in St. Martin's parish, no one would think of buying one of the corners of Carfax; it would be too expensive. It is true enough that the blocks of houses in ancient Oxford were small, and some churches would inevitably chance to be at corners, even though they were subsequent to the building of the houses, and we may allow that it would be so in about one case out of four; but the figures of ancient Oxford are very different, where (putting aside the churches at the junction of three roads) seven churches out of eight were at the junction of four roads. The chances would be 31 : 1 against such a state of things being fortuitous, if in the ordinary course of events the chances are three to one against a new church being built on a corner-site.

We have, therefore, threefold evidence that Oxford is an artificial town, and that its streets, churches, and tenements were plotted out for the whole site before building began. No doubt some of the churches and parishes may be later than the birth of Oxford, and there is some evidence that St. Mildred's, St. John's, St. Michael's South and St. Edward's were of this kind; but we may assume that the four churches which occupied the four most commanding sites in Oxford at the four crossings of the main street, the churches of

St. Peter le Bailey, St. Martin, All Saints, and St. Mary, date from the first planning of Oxford.

The method of plotting the tenements seems to have been to run through each block a division or backbone, not in the middle but towards one side, so that the block provided sites for first-class and second-class houses. It will be noticed in Plan II that it was so in that block; and it was so in the block next towards the west, now the site of University College; the eastern end of the backbone may be seen in Plan II, and if it is continued in a straight line its western end coincides with the line which appears in Plan XV. It divided the block into tenements facing High Street with a depth of about 200 feet, while those which faced Kibald Street had only a depth of about 60 feet. The same arrangement may be seen in the plan of the site of the Camera given in Skelton's *Oxonia Antiqua*, Plate 141, where the smaller houses face Cat Street and the larger houses face School Street. It is noticeable that the boundaries of parishes in no case coincide with roads, but run along these backbones, so that it seems likely that the custom of beating bounds of parishes was not a Saxon custom; or at all events that the modern method of following the boundaries was not then in use.

If Oxford was town-planned, it may be asked who did it and when and why. To these questions we can only answer in guesses. It may be guessed that it was done by some Saxon king; for the town of Oxford was the king's property from the beginning, and an important, though small, manor of the king bounded Oxford on the north side as far east as Park Street. The date when it was founded must be after Christianity was firmly established, and after the time when it became the rule that every part of England must be within some parish. Probably we should be wise to say that this could not be much before the year 800. The purpose for which it was founded was no doubt the purpose for which landowners still turn agricultural land into building sites, the purpose of gain. To illustrate what may have happened at Oxford about the year 800, we may study what actually happened at Eynsham four centuries later. In 1215 the abbot of Eynsham[1] granted to tenants a piece of his demesne land, adjoining the old borough of Eynsham, and divided it into portions of an acre or less as building sites, the ground rent being at the rent of 4*s*. an acre. As agricultural land at that time was worth only one shilling an acre, the abbot increased his income from the land fourfold.

[1] *Cartulary of Eynsham*, vol. i, p. 60; vol. ii, p. xli (O.H.S.).

But the world is full of building sites, and the difficulty is to attract builders. To accomplish this, the abbot offered special privileges to those who would settle on this land; they were to be a borough by themselves, with their own officers and with advantages above those which the old borough enjoyed. It is natural to think that the foundation of Oxford was on much the same lines. We know that in the Middle Ages many of the houses in Oxford paid a ground-rent to the king called land-gable (*gablum* in Domesday Book), and although it is impossible to state the exact sum it produced, we may safely say that it was not less than £8; but the agricultural rent for the site of Oxford in Norman times would not have been more than £4, and in Saxon times much less; the king therefore increased his income by turning his demesne land into building sites, not to mention the income that he derived from amercements and market tolls. To attract residents, no doubt he offered that they should have self-government, with their own court and their own officers. Furthermore, as the residents in Oxford would of necessity be almost entirely tradesmen, they may from the very first have been allowed the trading privileges of fixing among themselves what should be the regulations of trade and the prices of goods, and of excluding from trade in Oxford those whom they refused to admit to their gild. At Lincoln the gild of merchants is stated to have been in existence in Saxon times,[1] and it seems that it was so at Oxford. An Oseney charter mentions the merchant gild in 1149, at which time it was in possession of Port Meadow, which it held all through the Middle Ages; and sixty years earlier when we read in Domesday that the *burgenses* of Oxford held Port Meadow, it can hardly mean another body of men than those who held it in 1149; and in fact *burgensis* in the Middle Ages means in Oxford a member of the gild, and was not used of an ordinary resident of the town. It is not unlikely therefore that the gild of traders dates from the origin of Oxford, and was put forward as a means to attract residents.

Another mode by which houses, if not residents, were provided for Oxford is known to us. Most land in Saxon time was subject to three burdens, viz. military service in time of war, the repairing of the county bridges when it was necessary, and the repairing of the walls of the county town or some other town to which the land was attached. Just as in the villages each virgate was responsible for the repair of

[1] *The Royal Charters of the City of Lincoln*, ed. Birch, p. 1 (Camb. Univ. Press).

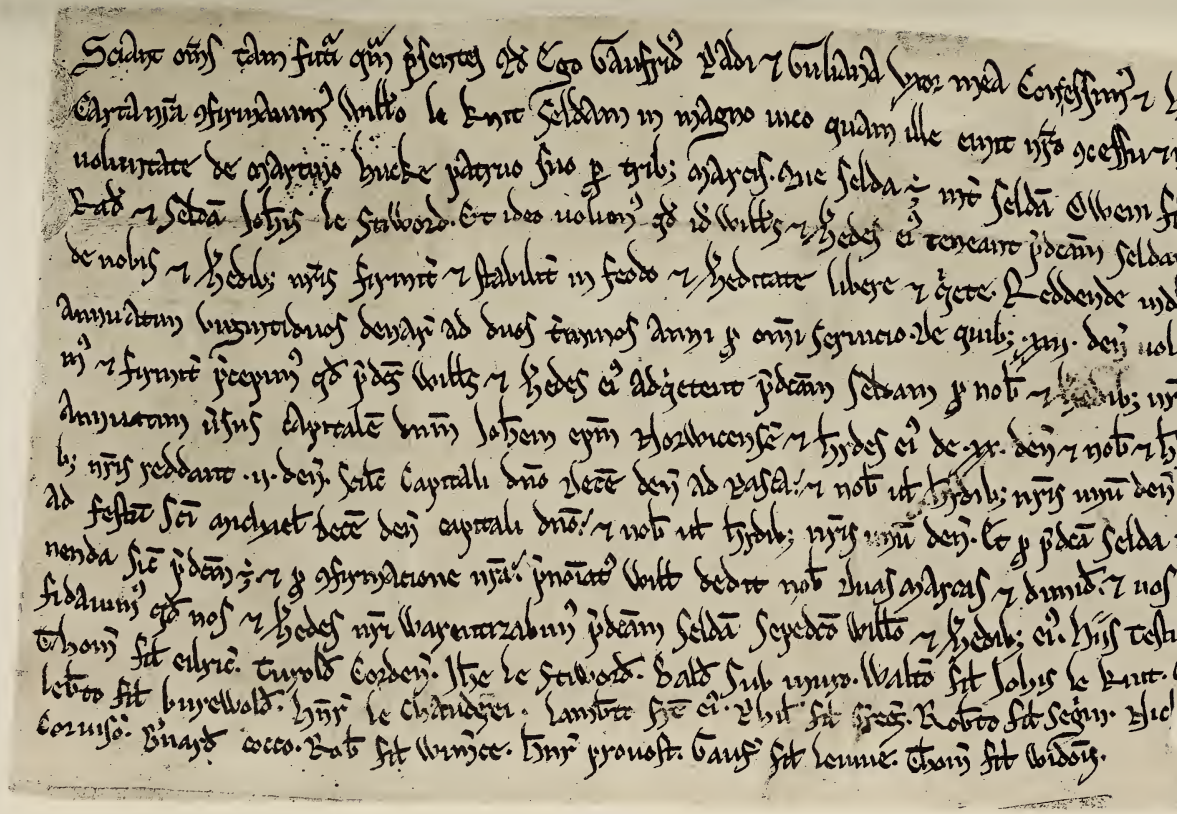
the churchyard fence (or, as it was called, *mound*), and each person knew where was the piece for which he was responsible, so each manor was responsible for the repair of so many feet of the wall of the county town, and it was known where was the portion which belonged to each manor. But in Oxford and some other towns a different method was followed, and the burden of repairing the town wall was put upon certain houses in the town which were attached to the manors of the county. These are the *mansiones murales* of Domesday Book, which we are informed paid no rent to the king, so that the sites must have been handed over to the lords of the manors free of rent, no doubt on condition that houses were erected on which the king could distrain if the walls of the city were not duly repaired.

The New Borough of Eynsham may throw some light not only on the mode in which Oxford was founded, but also on the geography of Oxford; for we luckily have an old plan of Eynsham which shows where the New Borough lay and how it was made. It shows that the field which the abbot took was, like most fields in the open-field system, roughly rectangular but not mathematically, and the building sites into which the field was divided are in consequence roughly rectangular, but preserve the lines of the field. So in Oxford the original lines of the field or fields, where the city was founded, may be responsible for the lines which still remain. For instance the eastern part of Oxford, from St. Mary's to East Gate, runs south-east and north-west, but the western part of Oxford runs east and west. This may be because these parts of Oxford belonged to two different systems of fields. The boundary between Oxford manor and Holywell manor runs down Park Street and, if continued, would run by Cat Street and Grove Street to the southern wall. Oxford, therefore, may stand partly on a field of the manor of Oxford and partly on a field of the manor of Holywell, both roughly rectangular, but not oriented in the same way. This would explain why, although Oxford is town-planned on the rectangular system, the High Street has a curve in it towards its eastern end. It would also explain another point. At the north end of Cat Street by Smith Gate the northern wall of Oxford bent outwards, and the wall on the east of this gate was not in the same line as the rest of the north wall.[1] This may be because the north boundary of Oxford followed the boundary of the fields, and the field in the manor of Holywell was not in the same line as the field

[1] See Plan XII.

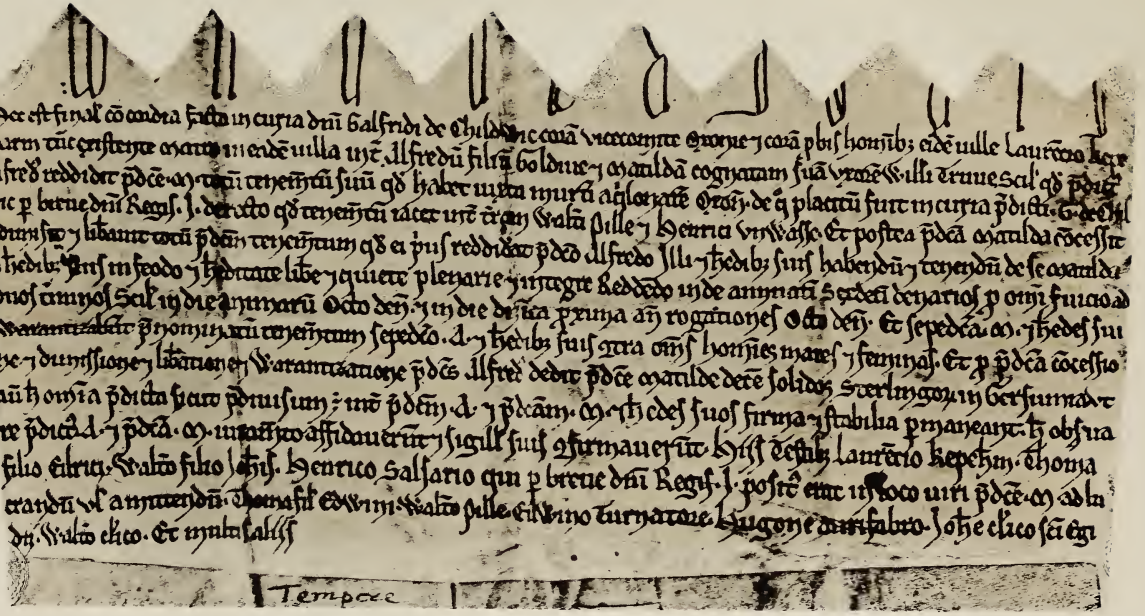
in the manor of Oxford. But if part of Oxford was founded on land of the manor of Holywell, it must be confessed no trace remains of this fact except the ecclesiastical connexion between Holywell and St. Peter's in the East; for we learn from this Cartulary that there were mural mansions in the eastern part of Oxford no less than elsewhere, and it belonged to the king just as the rest of Oxford.

CHARTERS AND PLANS



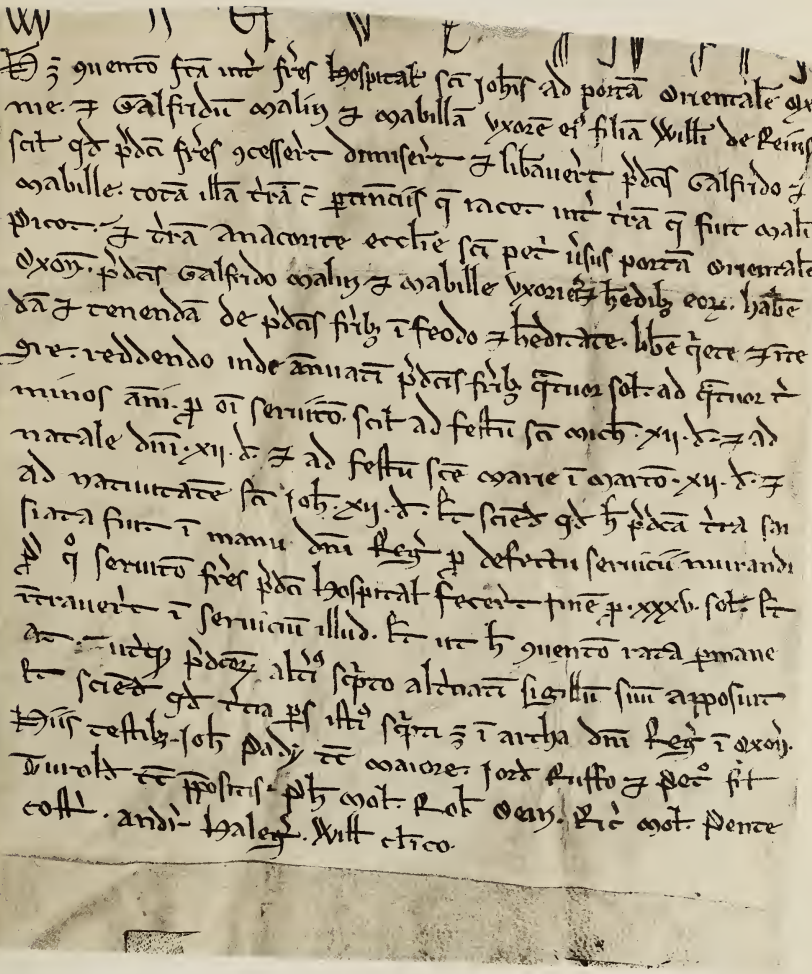
I. A Hand of about 1195; vol. ii, p. 270

Scale $\frac{1}{1}$



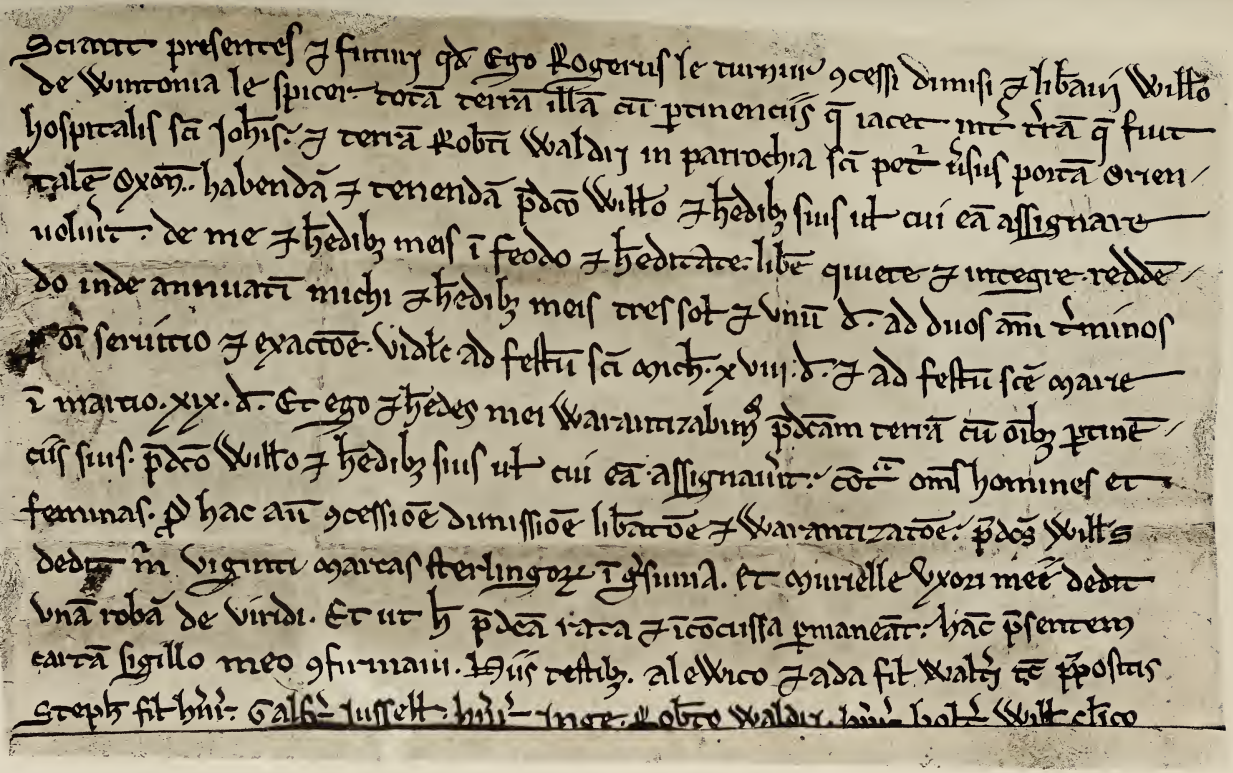
II. A Hand of 1205–9; vol. ii, p. 69

Scale ¼



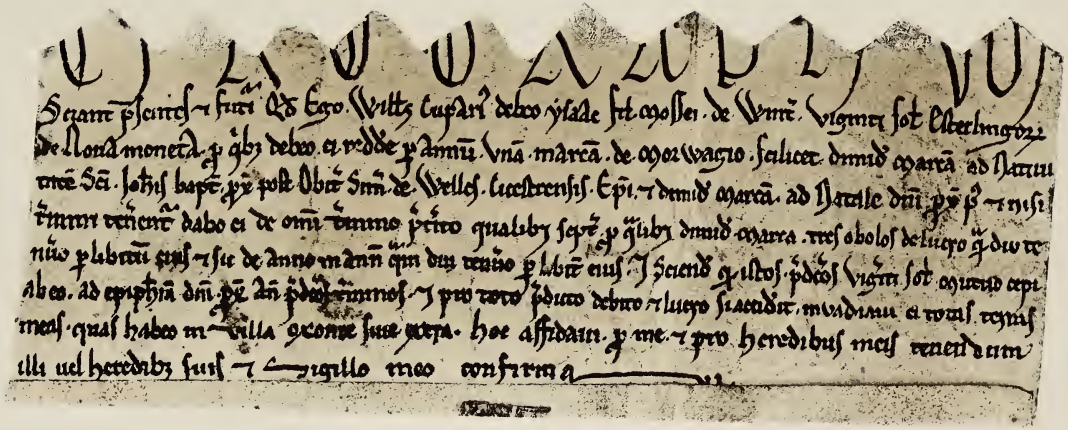
III. The Hand of William the Town Clerk; 1228; vol. I, p. 364

Scale about $\frac{5}{8}$



IV. The Hand of William the Town Clerk; 1233; vol. I, p. 273

Scale $\frac{1}{1}$

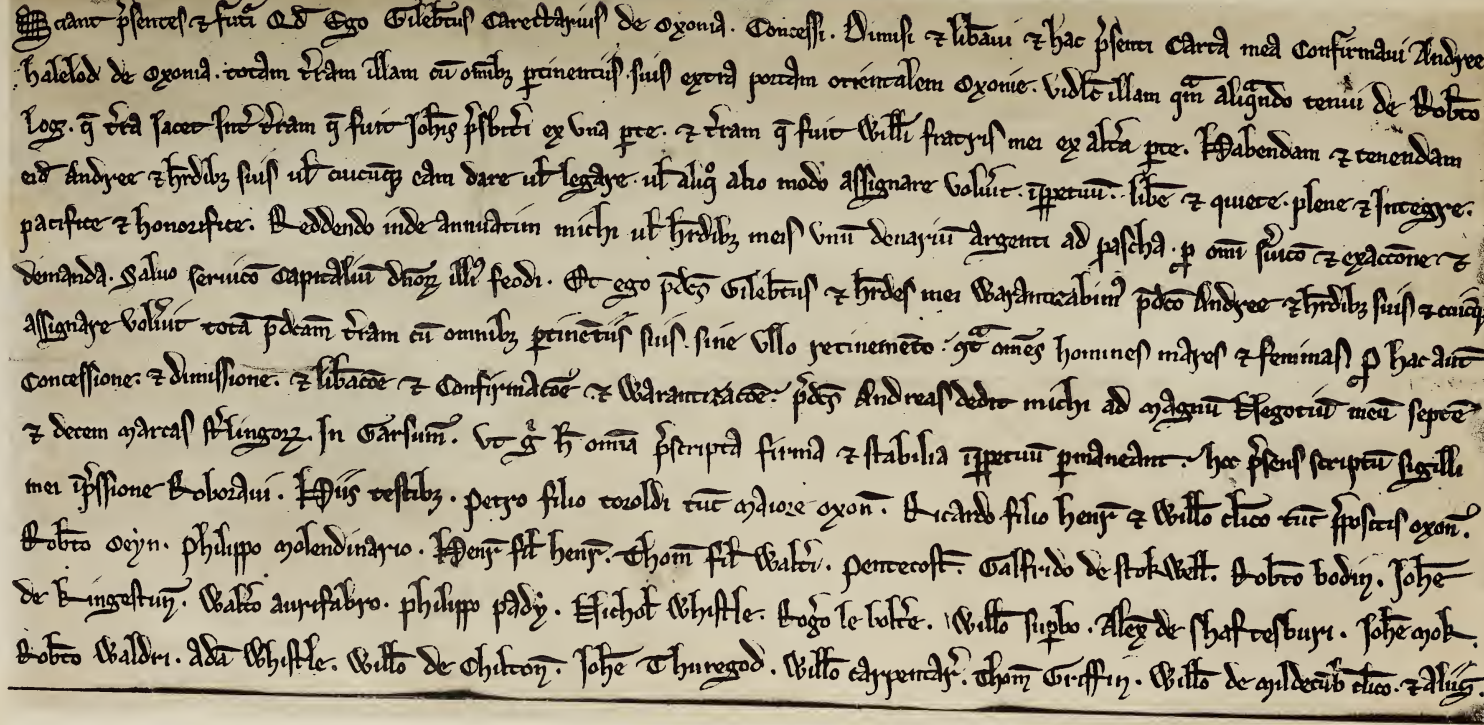


V. A Deed of 1208; vol. I, p. 351

Sciant ꝑsentes et futuri quod ego Johes clericus concessi et dimisi et libam et hac ꝑsenti carta mea confirmaui Willo fabro medietatem illius terre mee de qua teneo de Ricardo Bodin cum pertinentiis orientale oxonie iuxta austrum videlicet illam partem quam latere uxoris aeqm ap onem illi et heredib; suis habendam tenendam de me et de heredib; meis illi et heredib; suis in feodo et hereditate plene et integre libe et quiete p xxv. denariis annuatim in redditibus adduos terminos anni poi scilicet ad pascha. et xii. d. et ad festum sci michaelis. Et ego pdcus J. et heredes mei Warantizabimus pdcam xv. heredib; suis et omnes homines mares et feminas quos possint iuste et iuste. Et pro hac concessione et dimissione et libatione pdce tre. pro hac uero Willus dedit mihi. xvi. solidos argenti in uenuicione et fidelitatem in fecit illius teneuntur. Et quia uolo quod pdcam tra de me et de heredib; meis pfato xv. de heredib; suis sicut pdiuisum est imppetuum firma et stabilis permaneat hac ꝑsenti carta mea sigilli mei impressione confirmaui. His testib;. Walto filio Johis. Alwino tornario. Thoma sciptore Regis pro. Willo cuparo. Walto clerico. Galfido Godechinaue. Walto Tom. Laurencio filio Roccelin. Aleyaud fabro. Gerardo fre de hospitali. Walto fre de hospitali. Willo fre de hospitali. Hosbto fre de hospitali. Willo aurifabro. Henrico carpentario. Willo bilie et aliis aliis.

VI. A Hand of about 1220; vol. I, p. 22

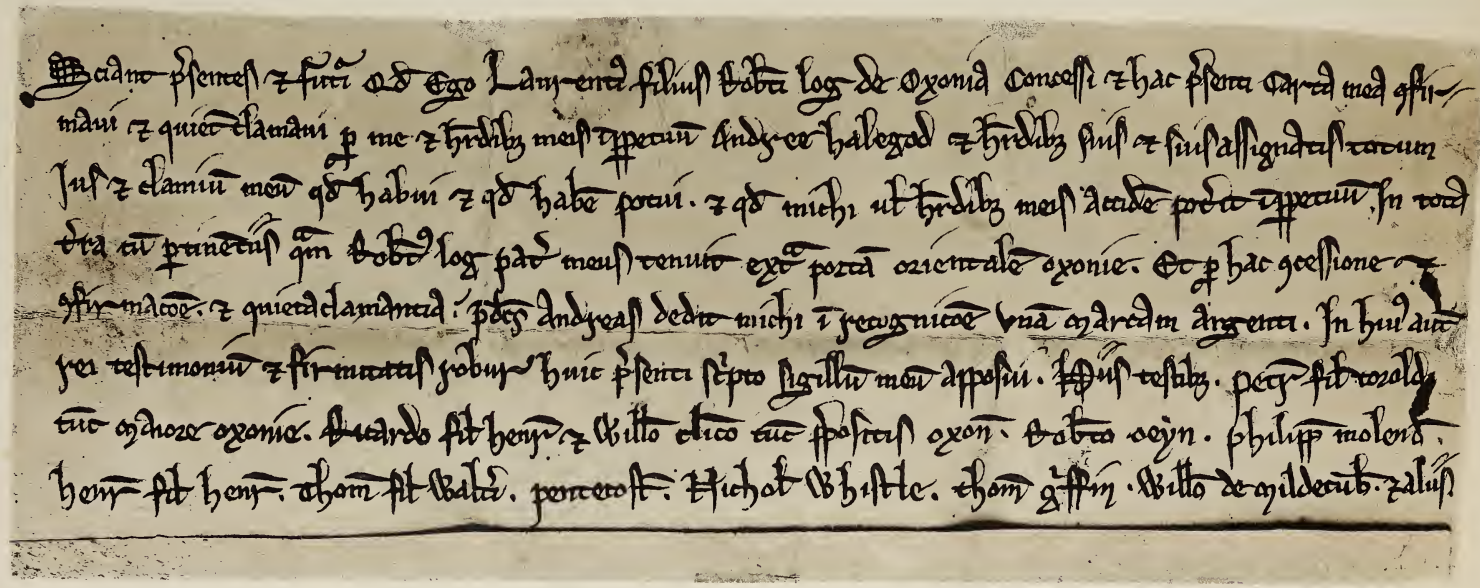
Scale $\frac{1}{1}$



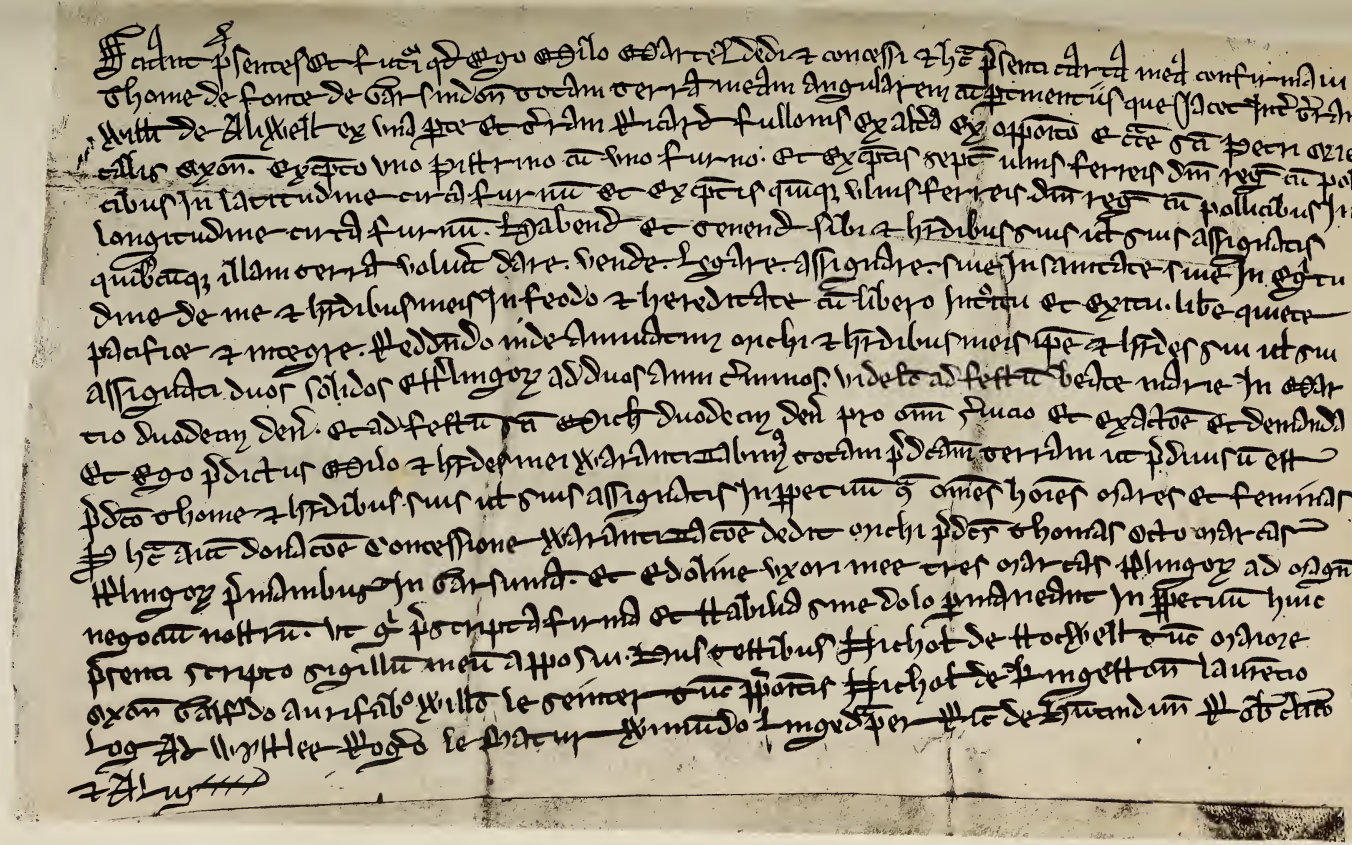
VII. The Hand of William de Mildecumbe, Town Clerk; 1235;

vol. I, p. 144

Scale about $\frac{7}{8}$

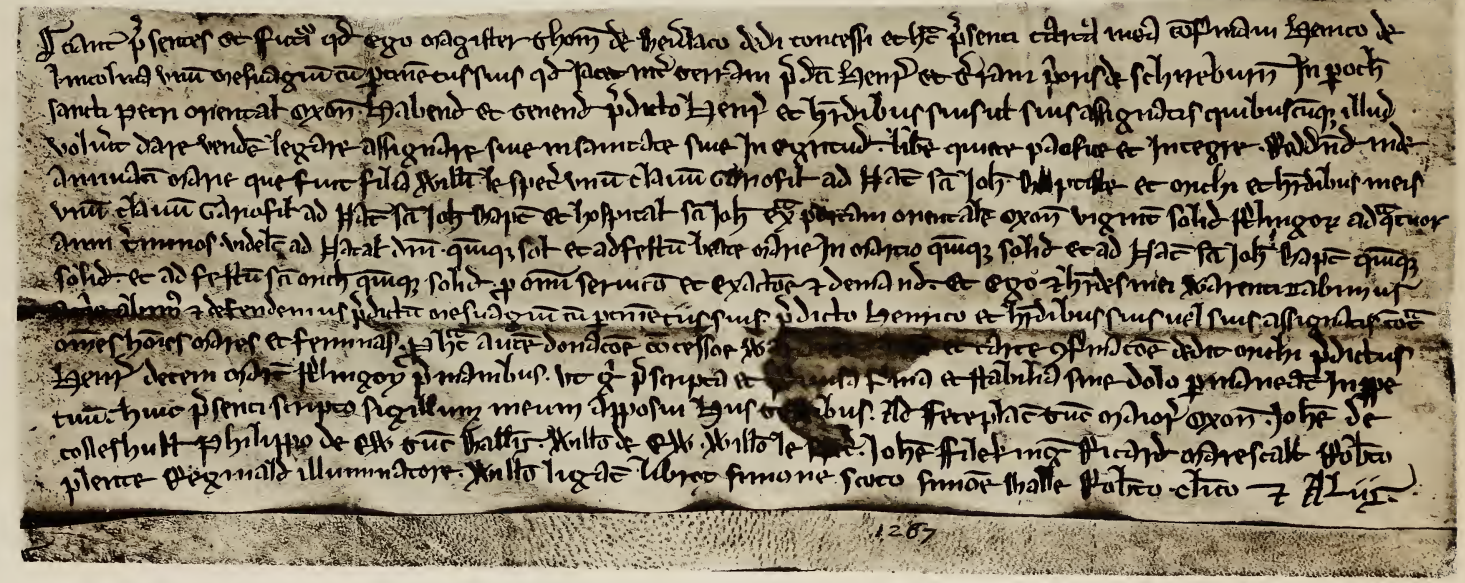


VIII. The Hand of William de Mildecumbe, Town Clerk; 1235;
vol. I, p. 145
Scale about $\frac{16}{16}$



IX. The Hand of Robert the Town Clerk; 1248; vol. I, p. 348

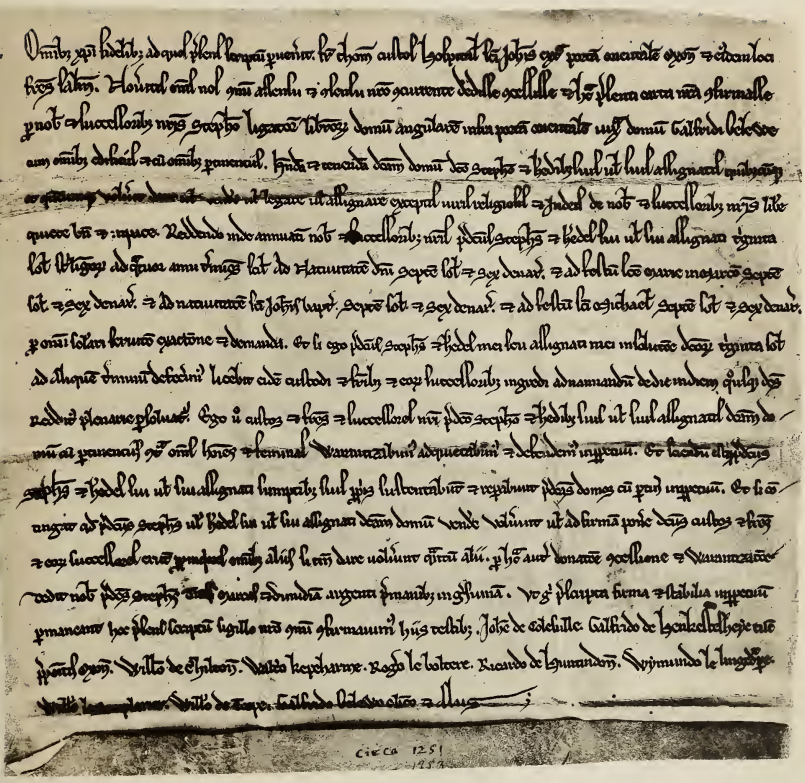
Scale about $\frac{13}{16}$



1267

X. ? The Hand of Robert the Town Clerk; 1267; vol. i, p. 269

Scale about $\frac{11}{16}$

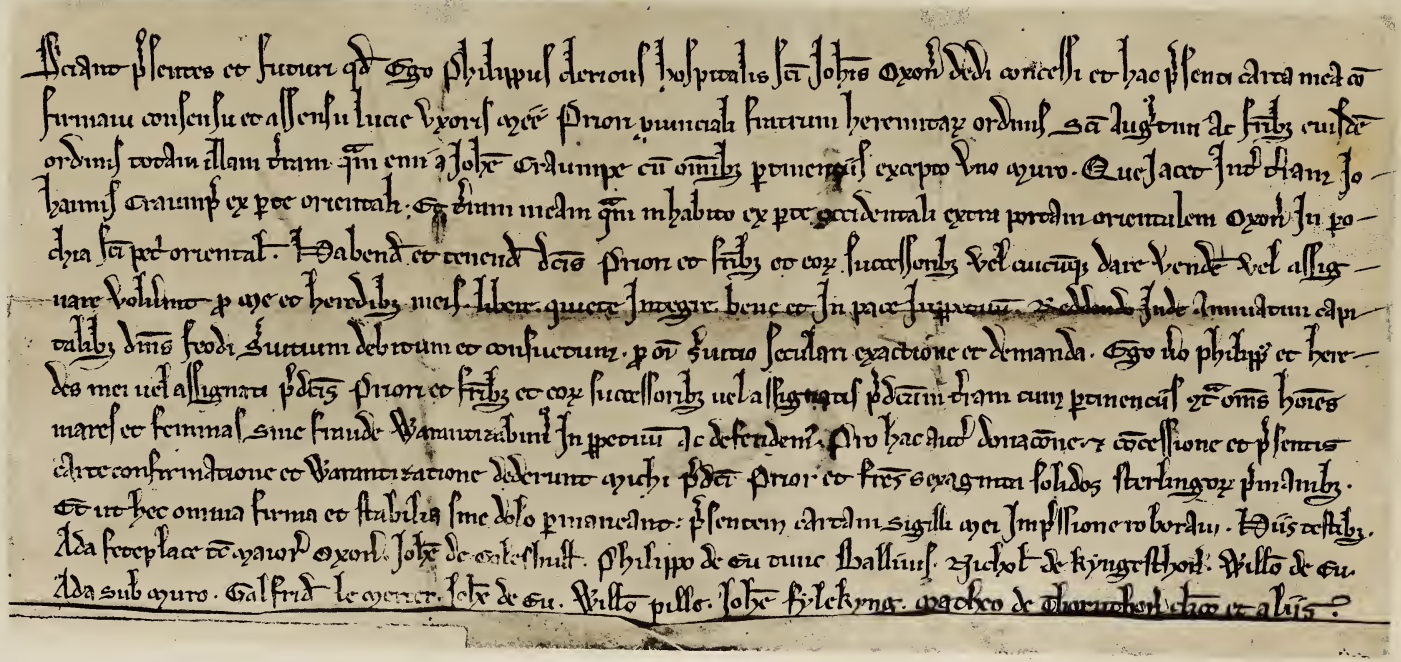


XI. The Hand of Galfridus Belewe; 1253; vol. 1, p. 336

Scale about $\frac{9}{16}$

XII. The Hand of Iacobus Clericus; 1266; vol. I, p. 28

Scale about $\frac{9}{16}$

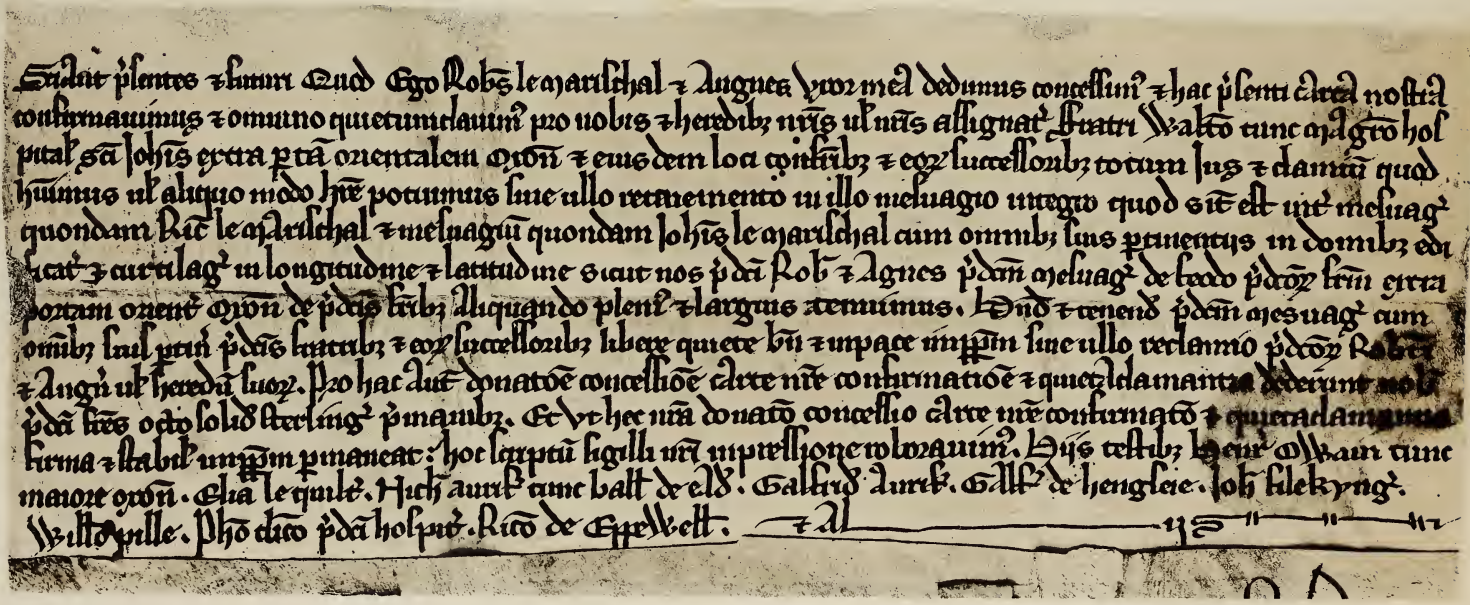


XIII. The Hand of Mathew de Thornton; 1267; vol. I, p. 29

Scale about $\frac{13}{16}$

XIV. The Hand of Philip Notarius; 1277; vol. I, p. 128

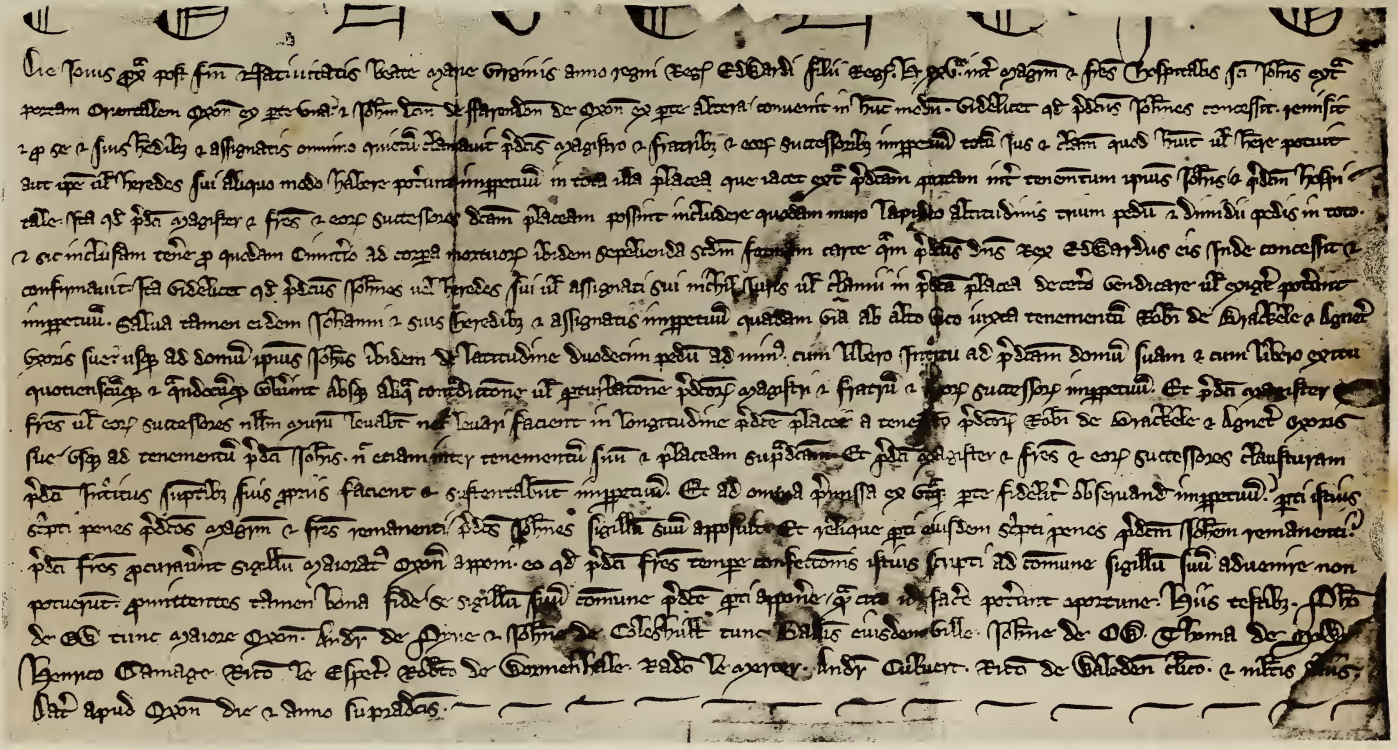
Scale $\frac{1}{1}$



XV. The Hand of Richard de Eppewelle; 1274; vol. I, p. 135

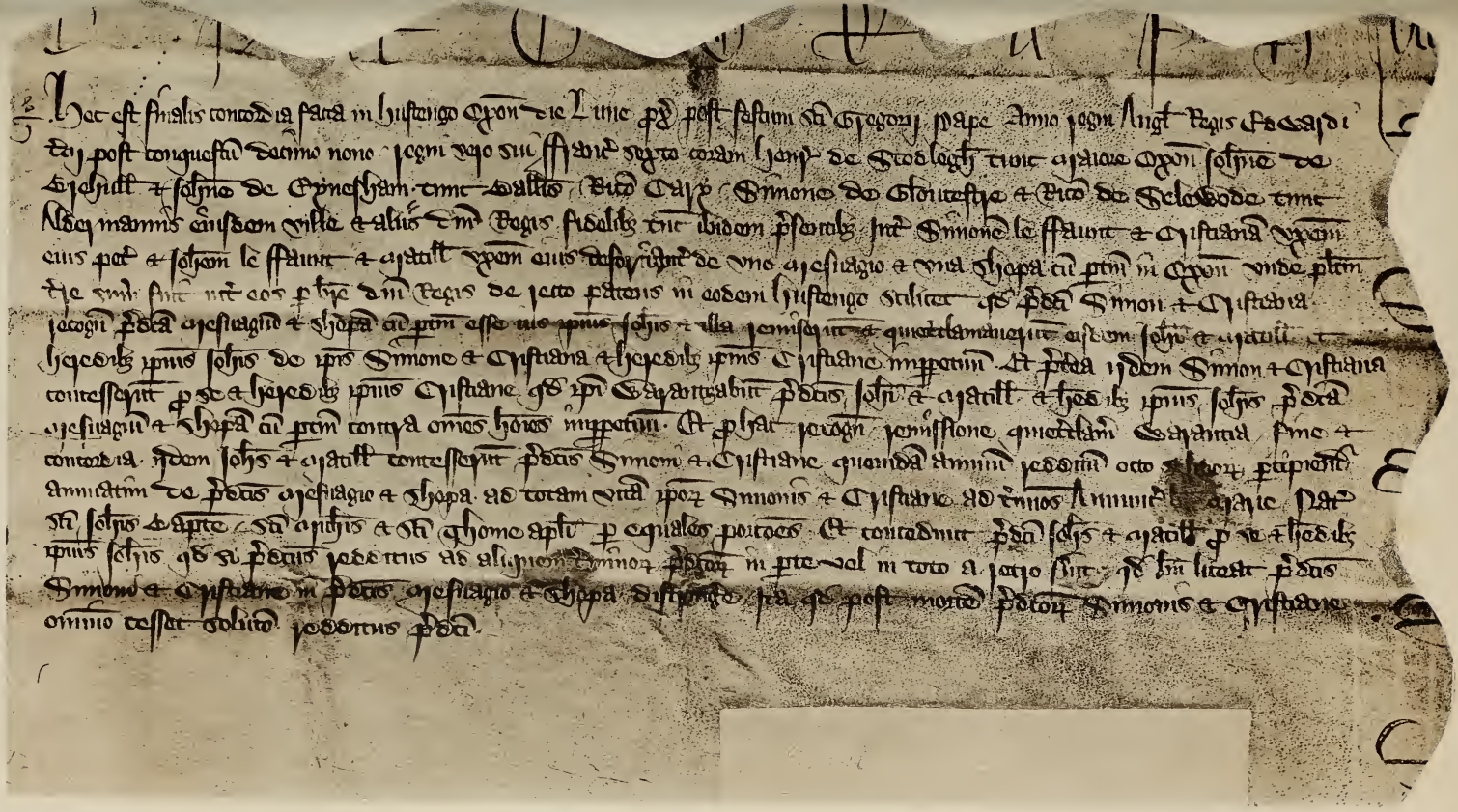
Scale $\frac{1}{1}$

XVI. A Page of the Cartulary; fol. 6v



XVII. The Hand of Richard de Waleden; 1297; vol. I, p. 41

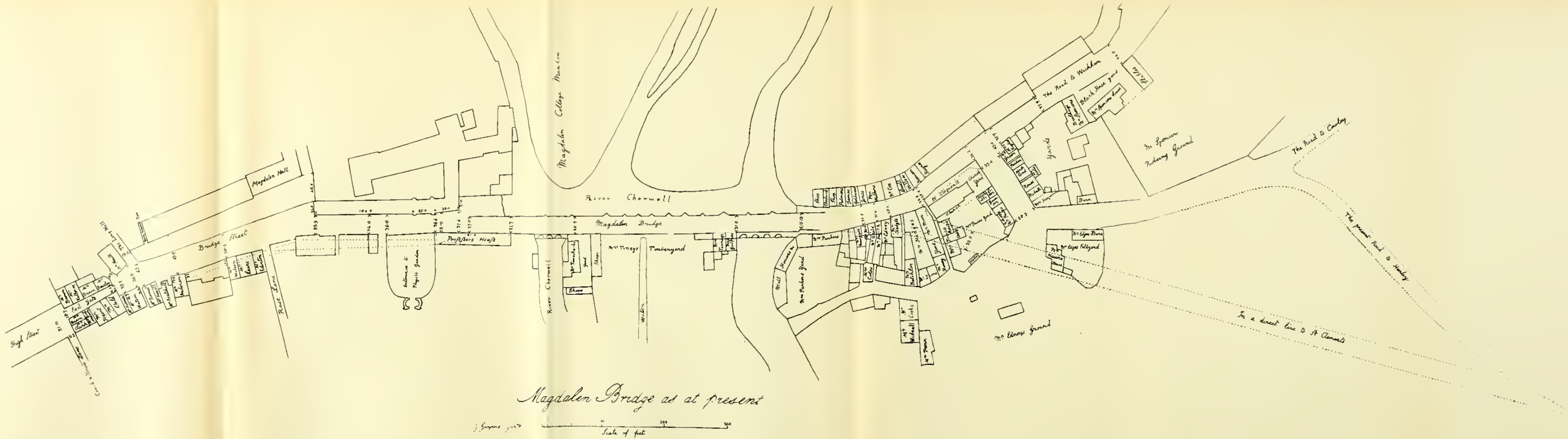
Scale about $\frac{13}{16}$



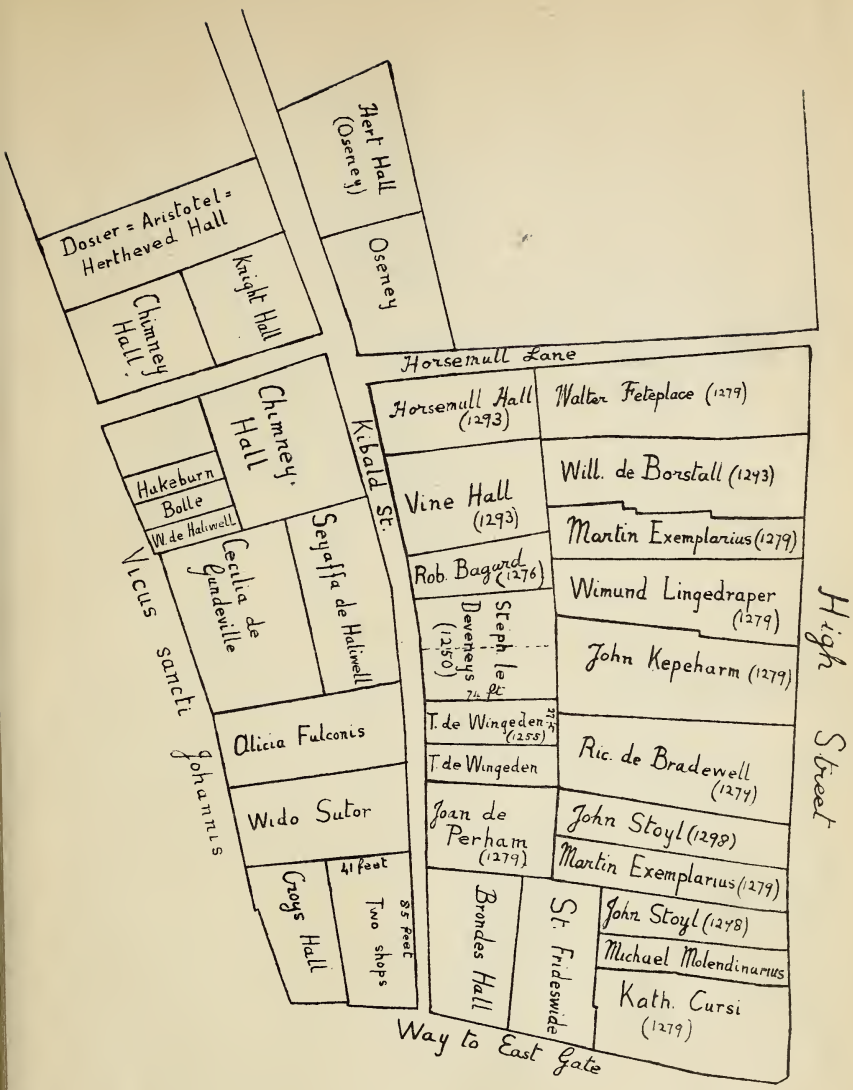
XVIII. A Final Concord in the Hustengs Court; vol. I, p. 441

Scale about $\frac{13}{16}$

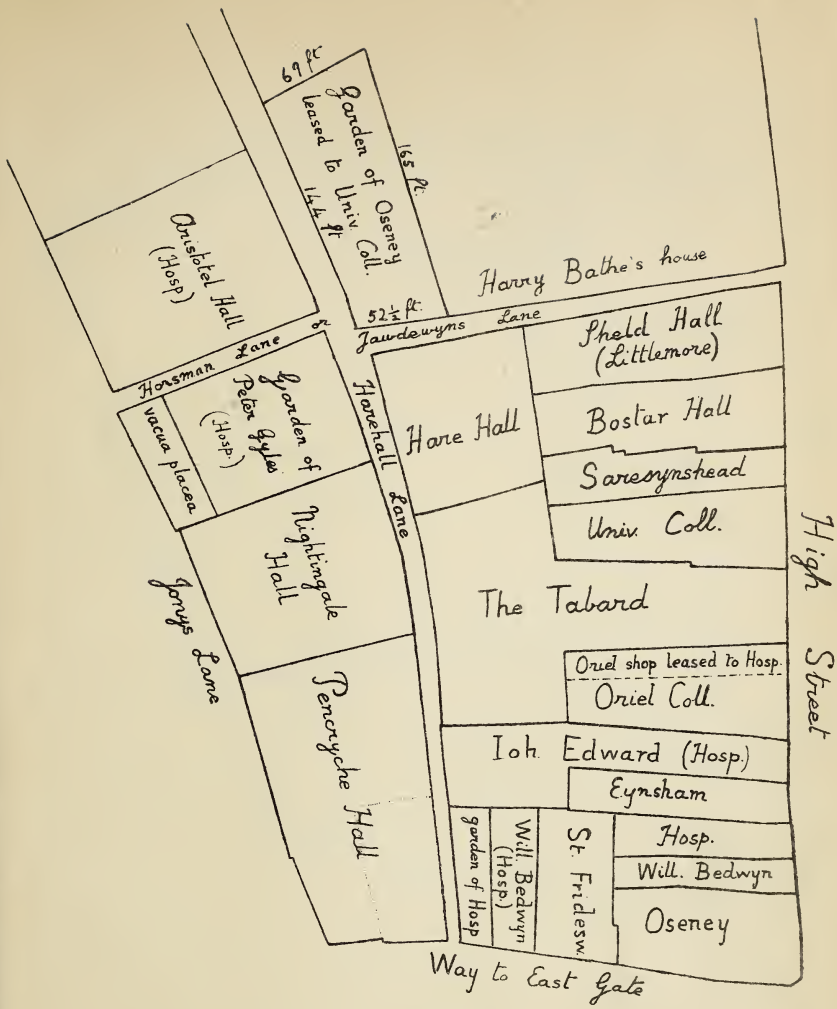
Magdalen College Meadow
Ridding
Ipsmu



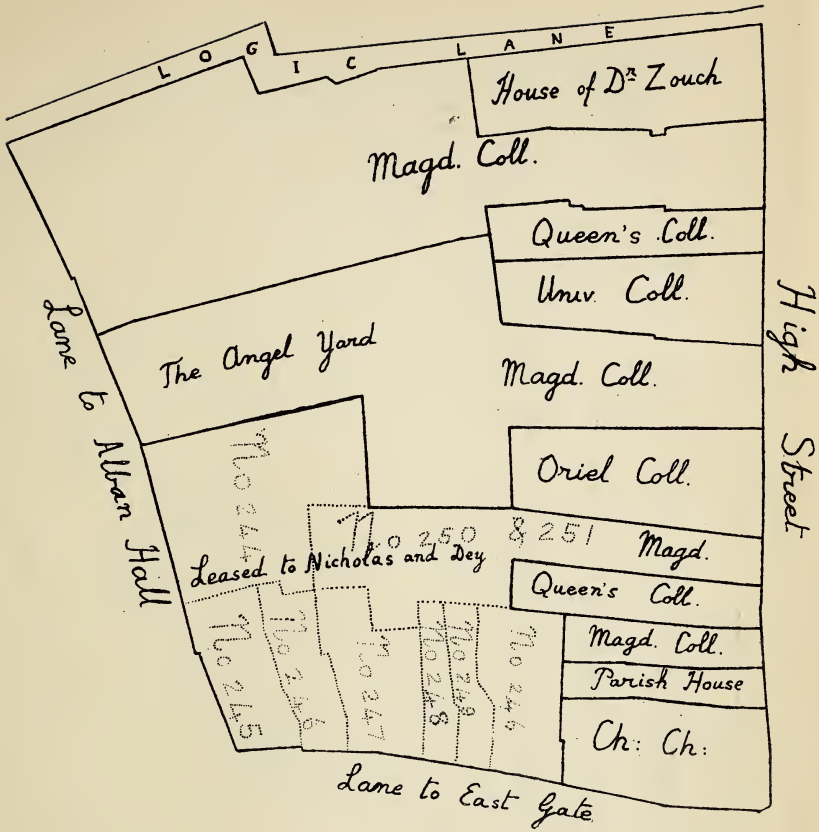
I. OXFORD OUTSIDE EAST GATE IN 1771.



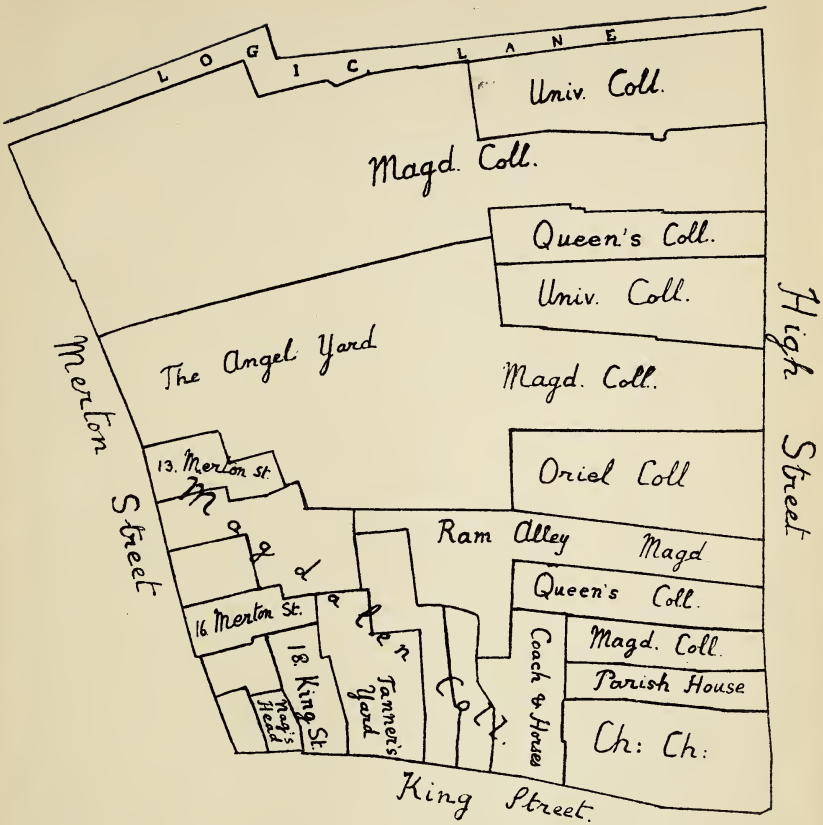
II. The Site of the New Schools, 1279–93; pp. 156–265



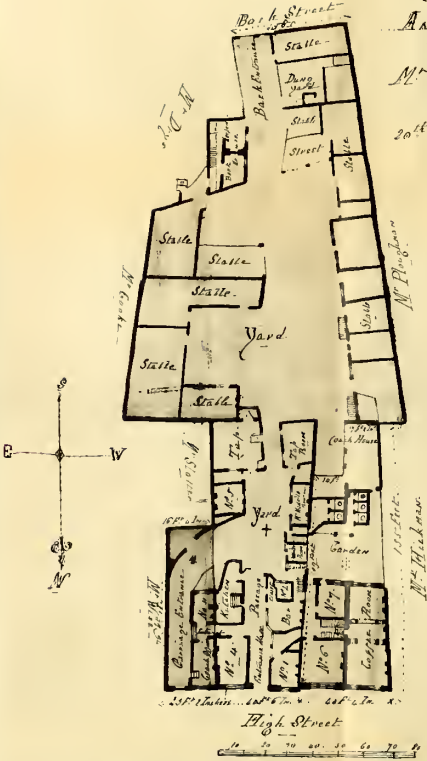
III. The Site of the New Schools in 1448; pp. 248-65



IV. The Site of the New Schools in 1670; pp. 233–47

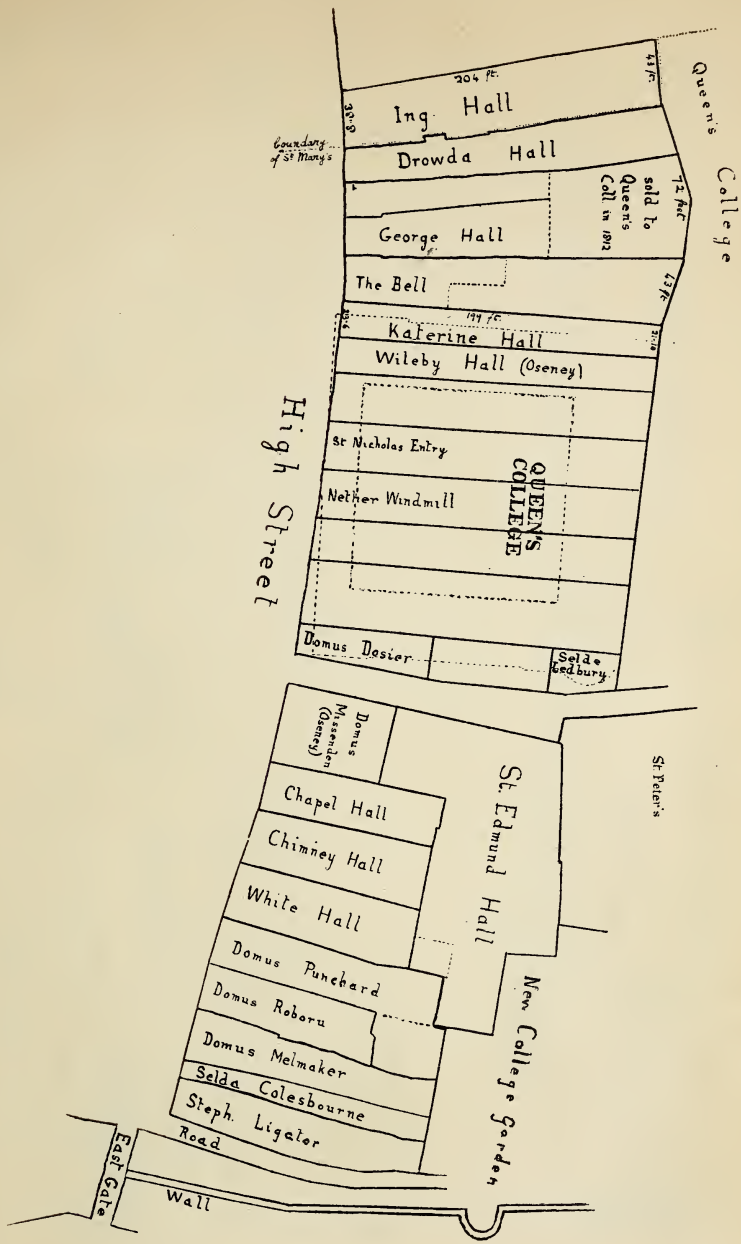


V. The Site of the New Schools in 1870; pp. 233–47

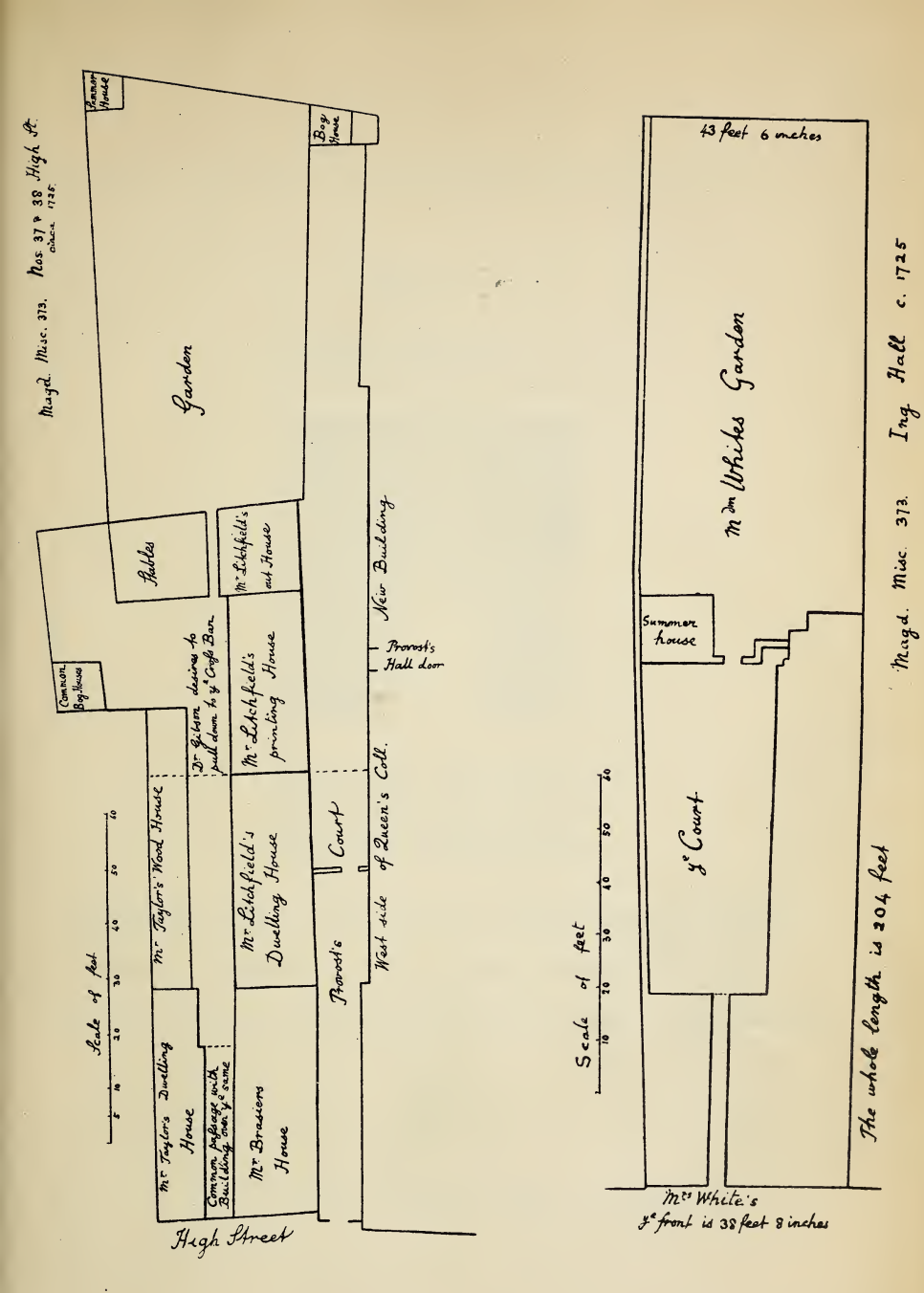


Note. That part of the Plan Coloured Blue, is held under Oriel College —
The part Coloured Red is held under Magdalen College —
The part Coloured Yellow is held under University College —

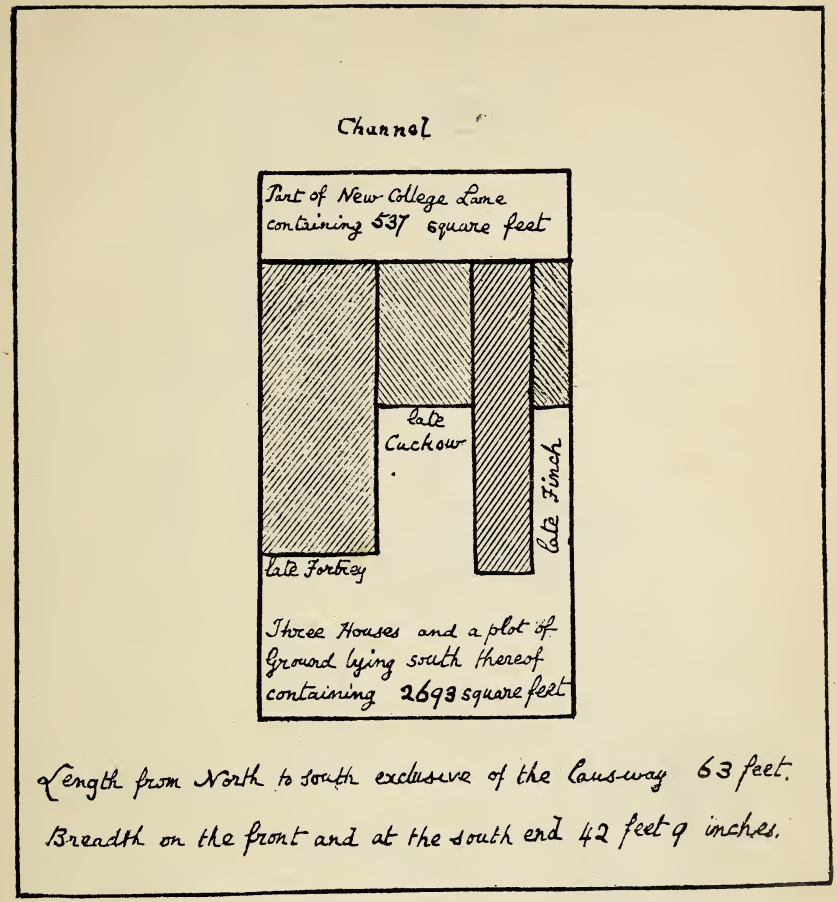
VI. Site of the Angel in 1829



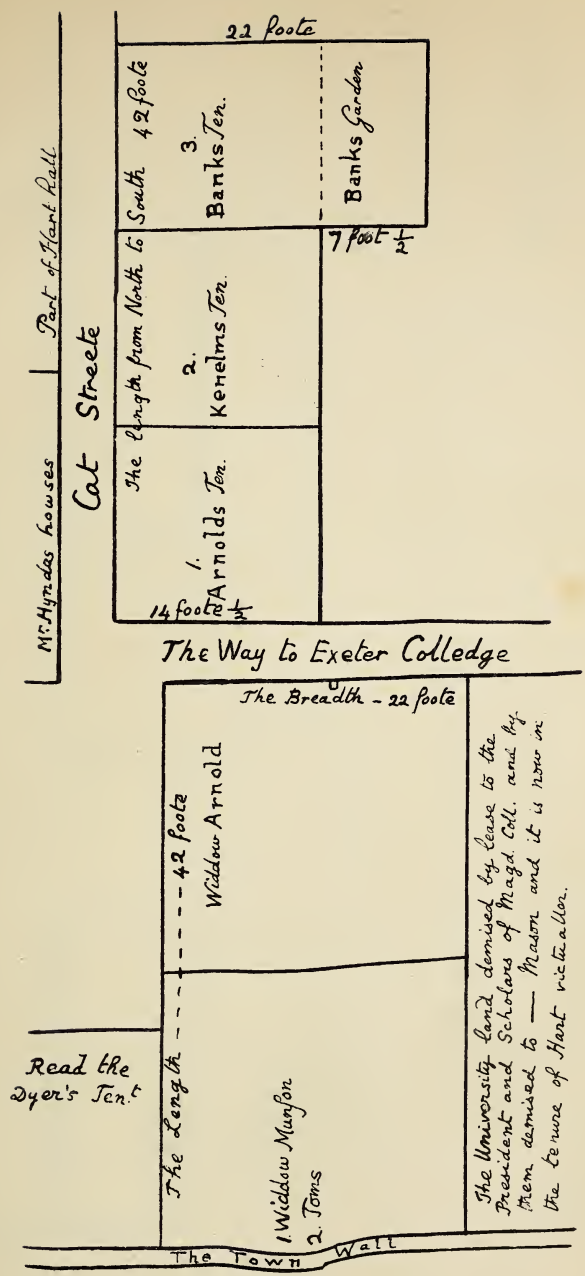
VII. The North Side of High Street; see pages 266-344



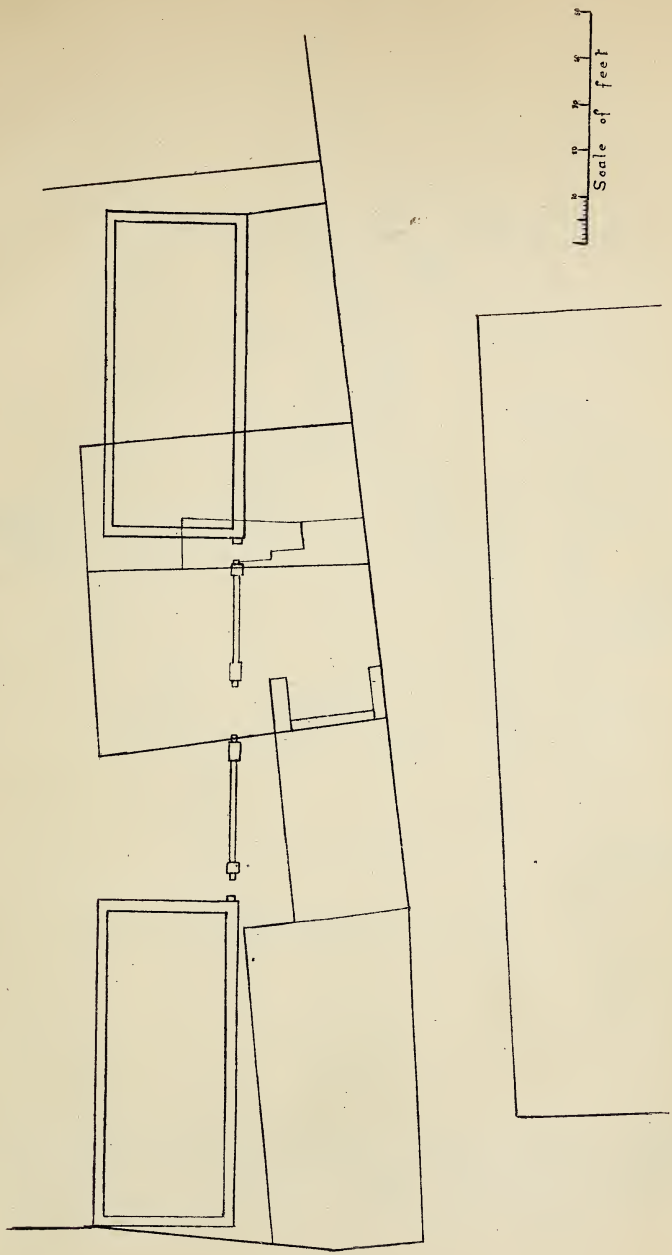
VIII. Ing Hall, circa 1725; pp. 462–4
The Bell, circa 1725; pp. 276–90



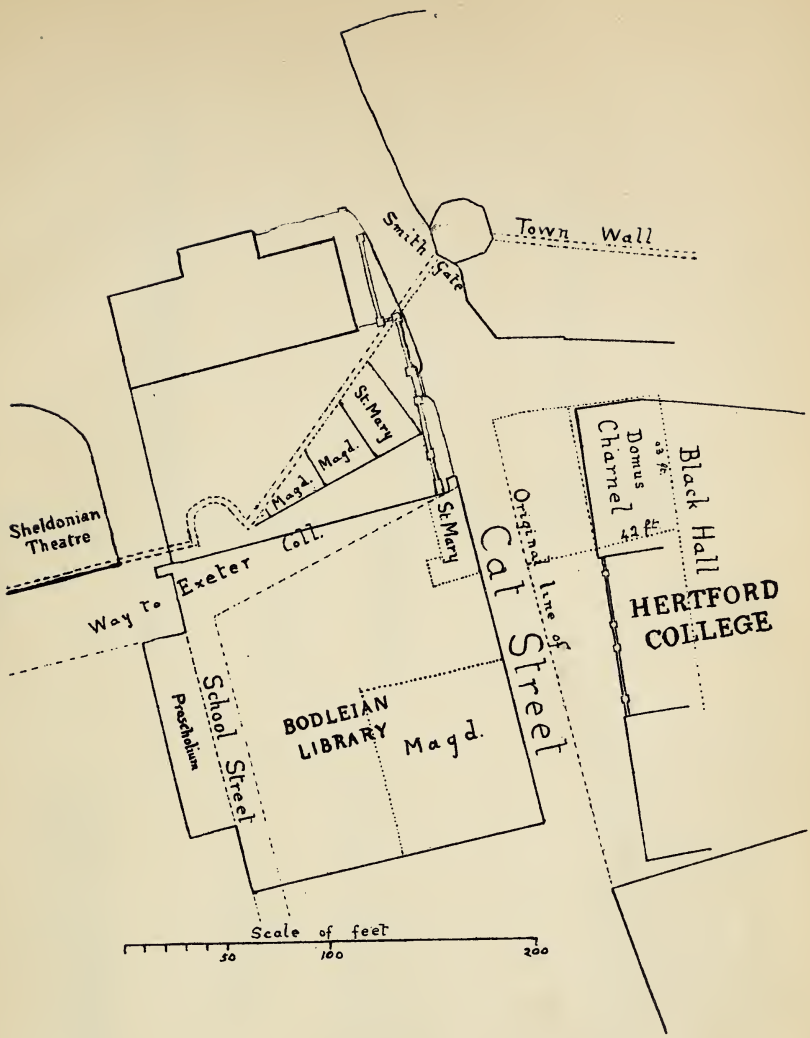
IX. Domus Charnel in 1768; pp. 379–90



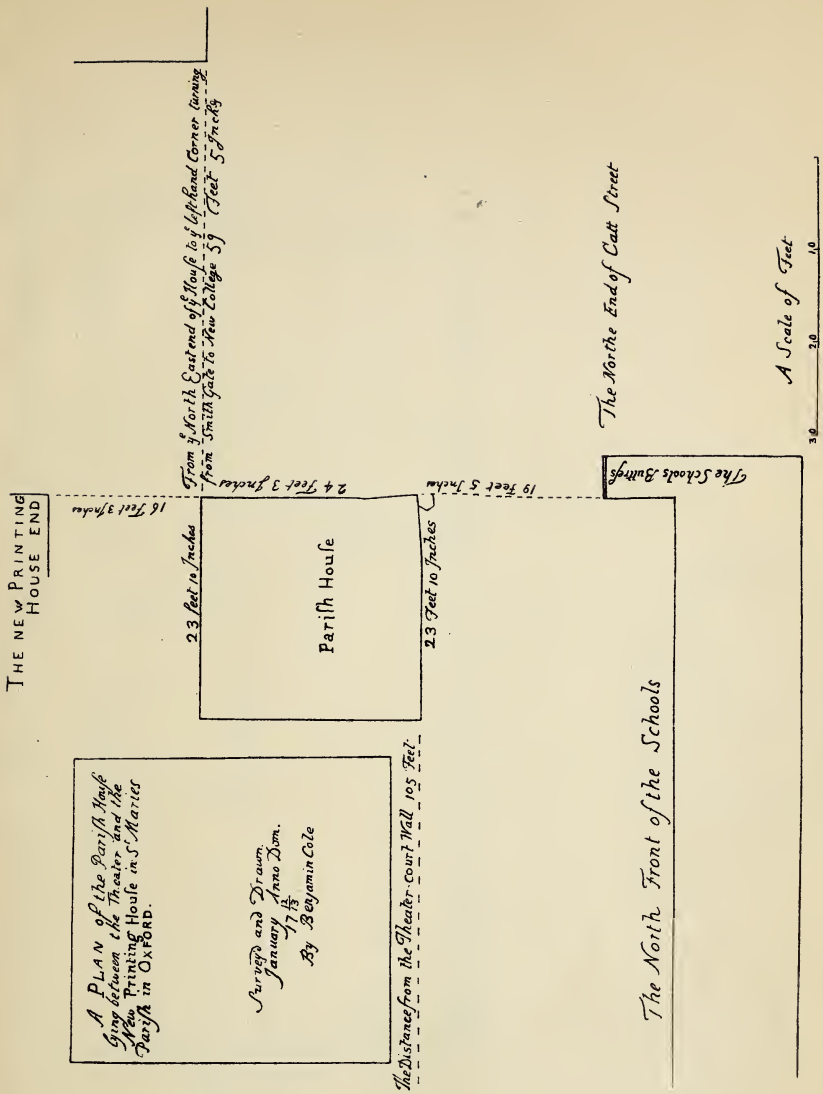
X. An Inaccurate Plan made after 1637 (see p. 457) to represent the North End of Cat Street in 1600



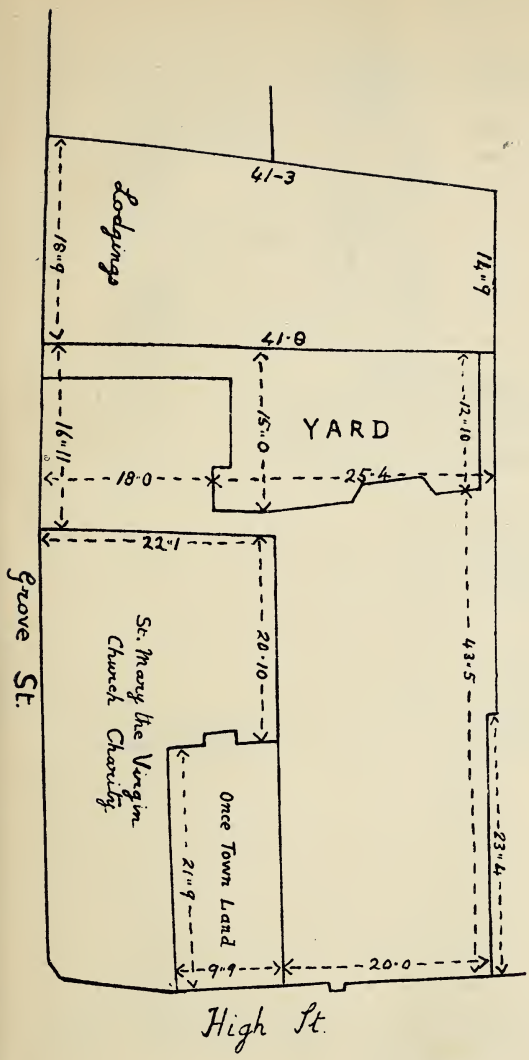
XI. A Plan of the North End of Cat Street circa 1820, showing the suggested New Front of Magdalen Hall

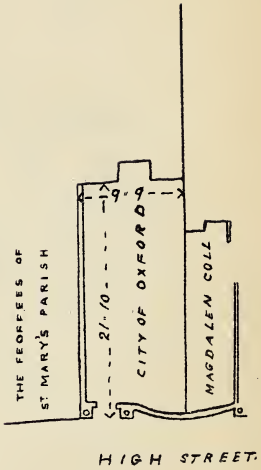


XII. The North End of Cat Street, showing Domus Charnel (pp. 379–90), Land on the Site of the Bodleian (pp. 450–8), and Houses adjoining the Wall (pp. 455–7)

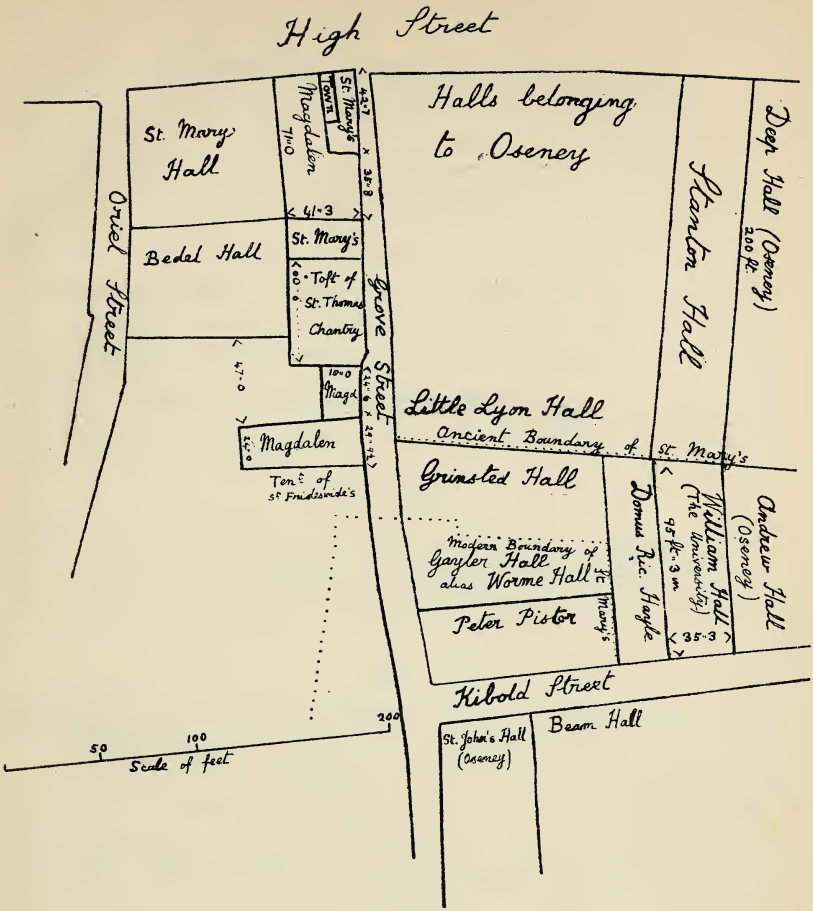


XIII. Tracing of an Inaccurate Plan by Benjamin Cole, 1713





XIV. Domus Plente; pp. 408–13
The City Shop in 1845; p. 412



XV. The North End of Grove Street; pp. 408–13 and pp. 465–74

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